PREPARED BY: FRANK S. KING, JR.
King & Ballow
1100 Union Street Plaza
315 Union Street
Nashville, Tennessee 37201
(615) 259-3456

PICK-UP

Davidson County DEEDWARR
Recvd: 12/01/00 12:19 2pgs
Fees:11.00 Taxes:555.00

20001201-0118045

WARRANTY DEED

Address New Owner:

SAM K. HARWELL
2823 Dogwood Place
Nashville, Tennessee 37204

Send Tax Bills To:

Same

Mortgagee:

Map & Parcel No.:
118-11-0 087.00

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, the receipt of which is acknowledged, JAMES KENNETH COX, individually, and as Executor of the Estate of Anne Flowers Cox, deceased, has this day bargained and sold, and does hereby transfer and convey unto SAM K. HARWELL, the Grantee herein, his successors, heirs and assigns, certain real estate AS IS in Davidson County, Tennessee, described more particularly, as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot. No. 29, Block E, as shown on the Plan of Berry Hill Gardens, as of record in Book 1130, page 36, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Kenneth G. Cox and wife, Ann Cox, by deed of record in Book 1298, page 601, Register's Office for Davidson County, Tennessee, the said Kenneth G. Cox having predeceased Ann Cox, and the said Ann Cox having since died. The will of Anne Flowers Cox (a/k/a Ann Cox) of record in Will Book 237, page 125, Davidson County Probate Clerk's Office devised the subject property to James Kenneth Cox.

This is improved property known as 2823 Dogwood Place, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors, heirs and assigns forever. Grantor covenants that Grantor is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as noted of record.

Grantor further covenants and binds himself, Grantor's heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 30th day of November, 2000.

By: _____
JAMES KENNETH COX, individually, and as EXECUTOR OF THE ESTATE OF ANNE FLOWERS COX, DECEASED

_____
MAXINE W. COX, joins in the conveyance for the purpose of conveying her marital rights, if any

STATE OF TENNESSEE)

COUNTY OF Davidson)

Personally appeared before me, Mary Erickson Hodge, a Notary Public, in and for said County and State, the within-named JAMES KENNETH COX, individually and as EXECUTOR OF THE ESTATE OF ANNE FLOWERS COX, DECEASED, and MAXINE W. COX, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 30th day of November, 2000.

My Commission Expires SEPT. 28, 2002

_____
NOTARY PUBLIC

STATE OF TENNESSEE)

COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $150,000.00.

_____
AFFIANT

Subscribed and sworn to before me this 30 day of November, 2000.

My Commission Expires:

My Commission Expires SEPT. 28, 2002

_____
NOTARY PUBLIC