[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Fred E. Westbrook, Jr.	New Owner	
3503 Geneva Circle		MAP: 091-12-0
Nashville, TN. 37209	Same	
		PARCEL:260.00

This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205 00-08-10290

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **I, Billie W. Rickles, married,** (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto, **Fred E. Westbrook, Jr., married,** (The "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being lot no. 2 on the unrecorded plan of Nashville Realty Company's Subdivision of the South part of Lot 8, Clifton Plan of lots according to an unregistered copy of a survey thereof made by W.H. Lyle, Surveyor, in January, 1904.

Said Lot No. 2 fronts 53 feet on the easterly side of 40th Avenue North, formerly Clifton Avenue, and runs back between lines, the south line being parallel to and 60 feet north of Delaware Avenue, 185 feet to an alley in the rear, measuring 60.5 feet thereon.

Being the same property conveyed to Billie W. Rickles, by Quitclaim Deed from William G. Wallis, Et. UX., of record in Book 9633, page 110, Register's Office for Davidson County, Tennessee.
The above described real estate is improved and is not or ever was marital property nor is it subject to any homestead exemption of the spouse of the Grantor.

Davidson County DEEDWARR
Recvd: 12/07/00 09:17 2pgs
Fees:11.00 Taxes:573.50

20001207-0120414

This conveyance is subject to:

1. Taxes for the year 2001 and subsequent years,

This is improved property known as 602 40th Avenue North, Nashville Tennessee 37209.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $155,000.00.

Affiant

Subscribed and sworn to before me this 4th **day of November, 2000.**

Notary Public

My Commission Expires: 1-25-2003

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 4th day of December, 2000.

Billie W. Rickles

Billie W. Rickles

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this **4th** day of **December,** 2000, before me personally appeared Billie W. Rickles., to me known to be the persons who executed the foregoing instrument and acknowledged that **he** executed the same as **his** free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of **December,** 2000.

Notary Public

DAVIDSON COUNTY, TENN. NOTARY PUBLIC AT LARGE DONALD E. KNIFFEN

My Commission Expires: 1-25-2003