THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075
OUR FILE NUMBER: 10122J

MAP/GROUP/PARCEL: 042-16-0-A025.00/CO.

Davidson County DEEDWARR
Recvd: 12/11/00 08:35 2pgs
Fees:11.00 Taxes:66.60
20001211-0121504

NEW OWNER'S NAME AND ADDRESS:
GARY L. DUNCAN and GLENDA DUNCAN

PROPERTY ADDRESS:
400 HICKORY CHASE DRIVE
MADISON, TENNESSEE 37115

SEND TAX BILLS TO:
NEW OWNER
656 Monte Carlo Drive
Antioch, TN. 37013

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, JAMES A. MASON and NORMA J. MASON, husband and wife, hereinafter called Grantors, do hereby transfer and convey unto GARY L. DUNCAN and GLENDA DUNCAN, husband and wife, their heirs and assigns, hereinafter called Grantees, property described as follows:

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Hickory Chase, of record in Plat Book 7900, Page 973, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

The subject property is unimproved property commonly known as 400 Hickory Chase Drive, Madison, Tennessee 37115

BEING the same property conveyed to grantors herein by deed of record in Book 10158, Page 86, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements or record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

James A. Mason
JAMES A. MASON

Norma J. Mason
NORMA J. MASON

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, JAMES A. MASON and NORMA J. MASON, husband and wife, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 30th day of November, 2000.

Janet L Adams
NOTARY PUBLIC

My Commission Expires:
4-20-04

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater of this transfer is $18,000.00.

Affiant
AFFIANT

Sworn to and subscribed before me, this 30th day of November, 2000.

Janet L Adams
NOTARY PUBLIC

My Commission Expires:
4-20-04

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.