THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

Davidson County DEEDWARR
Recvd: 12/21/00 11:17 2pgs
Fees:11.00 Taxes:254.93
20001221-0125074

OUR FILE NUMBER: 10033B

MAP/GROUP/PARCEL
43-15/048.00

NEW OWNER'S NAME AND ADDRESS:
PHILLIP W. LEE
125 RANDY ROAD MADISON, TN 37115

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, James T. Terry, and wife, Tori R. Terry, hereinafter called Grantors, do hereby transfer and convey unto Phillip W. Lee, a married man, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee,

BEING Lot No. 67 on the Map of Rainbow Terrace, Section V, as of record in Plat Book 2133, Page 72, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

The subject property is improved property commonly known as 125 Randy Road, Madison, Tennessee 37115.

BEING the same property conveyed to grantors herein by deed of record in Book 9179, Page 917, Register's Office for Davidson County, Tennessee.

Tori R. Terry, formerly known as Tori R. Short, are one in the same person.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenant with grantee 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 of record.

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

As part of the purchase price of the above described property, the grantees hereby assume and agree to pay the unpaid balance on the existing mortgage evidenced by a Deed of Trust of Record in Book 9179, Page 920, Register's Office for Davidson County, Tennessee, in the original amount of $52,839.00, the same being payable to Mortgage Resources, Inc., and assigned to Bank of Oklahoma Mortgage. The debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan.

James T. Terry

Phillip W. Lee

Tori R. Terry

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, James T. Terry, and wife, Tori R. Terry, and Phillip W. Lee with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 30th day of October, 2000.

NOTARY PUBLIC

SHELTON HATCHER NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

MY COMMISSION EXPIRES:
2/3/02

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $68,900.00..

AFFIANT

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

NOTARY PUBLIC

SHELTON HATCHER NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires:
2/3/02