RECORD & RETURN TO:
FIRST NATIONAL FINANCIAL TITLE SERVICES
115 East Main Street, Suite C-2
Lebanon, TN 37087

Instrument Prepared By: File #: R01082BB
First National Financial Title Services, Inc., 1810 Ward Drive, Suite 103, Murfreesboro, TN 37129

Davidson County DEEDWARR
Recvd: 01/09/01 14:38 2pgs
Fees:11.00 Taxes:314.50

20010109-0002911

WARRANTY DEED

THIS INDENTURE, made and entered into this 28th day of December, 2000, by and between , Nell D. Gourley, unmarried party of the first part, and Kenneth G. Simmons, a single person, party of the second part.

WITNESSETH that for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and said party of the first part has bargained and sold and does hereby bargains, sell convey and confirm unto the said party of the second part the following described real estate, situated and being in Davidson County of the State of Tennessee, and being Map and Parcel Number , to wit:

A certain tract or parcel of land located in the Civil District of Davidson County, State of Tennessee, being further described as:

Situated in Davidson County, State of Tennessee, and being further described as:

Land in Davidson County, Tennessee, being Lot No. 18, on the Plan of Kemper Heights, Section II, which is of record in Book 2331, Page 104, Register's Office for Davidson County, Tennessee and described as follows:

Beginning at a point in the easterly margin of Westchester Court, common corner of Lots Nos. 17 and 18; thence with the line between said two lots in a northeasterly direction 213.9 feet to a point, their common rear corner; thence in an easterly direction, 86.6 feet to a 12 foot private road; thence with the said road, in a southerly direction 284.0 feet to a common rear corner of Lots Nos. 18 and 19; thence in a westerly direction along the line between said two lots, 230.2 feet to a point in the easterly margin of Westchester Court; thence with a slight curve along said Court in a northwesterly direction 60.43 feet to the point of beginning.

Being the same property conveyed to Nell D. Gourley, unmarried, from Johnny W. Potts, unmarried, of record in Book 8667, page 848, Register's Office for Davidson County, Tennessee.

Also known as 105 Westchester Court, Madison, TN 37115

This conveyance is subject to any and all existing easements and restrictions of record.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their/his/her heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he/she/they is/are lawfully seized in fee of the aforedescribed real estate; that they/she/he have/has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he/she/they will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Nell Davis Gourley by Jean Gourley Stidham Attorney-in-Fact for Nell Davis Gourley

Nell D. Gourley by Jean Gourley Stidham, Attorney-In-Fact
For Nell D. Gourley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said County and State, the within named bargainor(s), Nell D. Gourley by Jean Gourley Stidham, Attorney-In-Fact for Nell D. Gourley with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness by hand, at office, this 28th day of December, 2000.

JAMES H. BOYD JR. NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Notary Public

My Commission Expires

My Commission Expires October 13, 2001

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the consideration for this transfer or value of the property transferred, whichever is greater is $85,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Kenneth G. Simmons

Affiant

K.G.S. K.G.S.

Subscribed and sworn to before me this 28th day of December, 2000.

5th JANUARY, 2001

JAMES H. BOYD JR. NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Notary Public

My Commission Expires

My Commission Expires October 13, 2001

PROPERTY ADDRESS AND SEND TAX BILL TO:
Kenneth G. Simmons
105 Westchester Court
Madison, TN 37115