This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&L# 5715

ADDRESS NEW OWNER:
Peggy A. Keel
1733 Cherokee Drive
Lebanon, Tennessee 37087

MORTGAGEE:
Wilson Bank & Trust
623 West Main Street
Lebanon, TN 37087

Davidson County DEEDWARR
Recvd: 01/23/01 14:15 2pgs
Fees:11.00 Taxes:588.30
20010123-0006982

SEND TAX BILL TO:
Owner

MAP **108-12-B**
GROUP
PARCEL **105 CO**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **David Lynn Jennings** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **Peggy A. Keel and husband, John R. Keel, and Jeff Wayne McMillen**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

> A certain tract or parcel of land located in the 3rd Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:
>
> Being Lot No. 33 of the Harborview Subdivision, Section 3, Phase 1-A, of record in Plat Book 6200, page 783, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.
>
> Being the same property conveyed to David Lynn Jennings by deed from Frank Batson Homes, Inc. dated March 21, 1994, of record in Book 9288, page 423, Register's Office for Davidson County, Tennessee.

This is improved property known as 2013 Woodlake Court, Nashville, Tennessee 37214. Possession is to be given on January 22, 2001.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and,

GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and,

GRANTOR, does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this the 22nd day of January, 2001.

David Lynn Jennings

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **David Lynn Jennings**, the bargainors, 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 official seal at office this 22nd day of January, 2001.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON COUNTY, TN

My Commission Expires: 02-09-03

* * * * * *

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $159,000.00.

AFFIANT

Subscribed and sworn to before me on this 22nd day of January, 2001.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON COUNTY, TN

My Commission Expires: 02-09-03