Prepared by and return to:
Elite Title Company LLC
109 Westpark Drive, Suite 100
Brentwood, Tn 37027
(615) 850-4221

Davidson County DEEDWARR
Recvd: 02/12/01 08:35 3pgs
Fees:15.00 Taxes:851.93
20010212-0013134

Warranty Deed

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Gerald V. Proctor and wife, Eula C. Proctor** (hereinafter referred to as "Grantor(s)") have this day, bargained and sold and do hereby transfer and convey unto (hereinafter referred to as "Grantee(s)"), **Daniel B. Unge and wife, Ellen Unge** it's successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

This conveyance is made subject to all zoning regulations, building restrictions, easements, rights of public utilities or other governmental regulations applicable to the foregoing property. The taxes for the current year have been prorated and are assumed by the grantee(s).

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), its successors and assigns, forever.

The undersigned covenants with the said Grantee(s) that they are lawfully seized and possessed of said parcel of real-estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenants and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), it's successors and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand this 1 day of February 2001.

Gerald V Proctor by Gaile Osburn
Gerald V. Proctor by Gaile Osborn, attorney in fact Atty-in-Fact

Eula C. Proctor by Gaile Osburn
Eula C. Proctor by Gaile Osborn, attorney in fact Atty-in-Fact

STATE Of Tennessee
COUNTY Of Wilson

Before me, the undersigned, a Notary Public and for said County and State aforesaid, personally appeared, Gaile Osborn as Attorney in Fact for both Gerald V. Proctor and wife, Eula C. Proctor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, that he/she/they executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

Witness my hand and official seal, this 1 day of February 2001.

Notary Public
My Commission expires:

SHIRLEY L. KATRICKA
NOTARY PUBLIC AT LARGE
Comm. exp. 3-18-2002
DAVIDSON COUNTY

STATE Of Tennessee
COUNTY Of Wilson

The actual consideration or value, whichever is greater, for this transfer is $230,250.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 1 day of February 2001.

Notary Public

My Commission expires:

GINNY L. KATRICKA NOTARY PUBLIC AT LARGE Comm. exp. 3-18-2002 RUTHERFORD COUNTY TENNESSEE

Map and Parcel Numbers: 141/150P/191.00CO

Address of New Owner:
817 Onslow Way
Nashville, TN 37221

Send Tax Bills To:
same

6-010014

Being a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit;

Land in Davidson County, Tennesse, being Lot No. 191, on the Plan of Phase III-D "Sheffield" On The Harpeth, as of record in Plat Book 7900, pages 710 thru 712, Register's Office for said County, to which plan reference is made for a more complete description

Being the same property conveyed to Gerald V. Proctor and wife, Eula C. Proctor from Phillips Builders, Inc., a Tennessee Corporation by Warranty Deed dated December 29, 1995 and recorded January 5, 1996 in Book 9910, page 203, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements and/or setback lines of record in Book 7900, page 710-712 and Book 6900, page 395 and restrictions of record inBook 7145, page 954, Book 9313,page 806, Book 7145, page 964, Book 8146, page 463, Register's Office for Davidson County, Tennessee.

(6-010014/2)