WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 130,000.00

Charles M. Leys
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF February, 2001

Notary Public

MY COMMISSION EXPIRES: Exp.05/27/2001
(AFFIX SEAL)

JOHN GREGORY HARDEMAN NOTARY PUBLIC AT LARGE DAVIDSON TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles M. Leys (NAME)	Suntrust Bank (NAME)	MAP 154-05
969 Harpeth Bend Drive (ADDRESS)	P.O. Box 305110/7th Floor (ADDRESS)	PARCEL 20
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37230-5110 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, C. Marlin Cox and wife, Karen C. Cox

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles M. Leys and Jacquelyn C. Leys, Husband and Wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 803 on the Plan of Harpeth Woods, Section Four, First Addition, of record in Plat Book 5200, page 635, said Register's Office to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to C. Marlin Cox and wife, Karen C. Cox by deed from Marlin McWilliams Gleason and husband, Craig Derrick Gleason of record in Book 9202, page 437, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2001 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 5200, page 635, said Register's Office; and (c) restrictive covenants of record in Book 6097, page 560, said Register's Office.

Davidson County DEEDWARR
Recvd: 03/01/01 13:50 2pgs
Fees:11.00 Taxes:481.00

20010301-0019266

unimproved ( )
This is improved (X) property, known as 969 Harpeth Bend Drive, Nashville, Tennessee 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 27th day of February, 2001

C. Marlin Cox
C. Marlin Cox

Karen C. Cox
Karen C. Cox

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. Marlin Cox and wife, Karen C. Cox

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of February, 2001.

Commission expires _____

Notary Public

JOHN GREGORY HARDEMAN NOTARY PUBLIC AT LARGE DAVIDSON TENNESSEE Exp.05/27/2001

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared [redacted] and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public