PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (st) Title No: 42244
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 03/15/01 13:36 2pgs
Fees:11.00 Taxes:436.60
20010315-0024821

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Barry L. Vaughn 7452 Hwy. 70 South Nashville, TN 37221	New South Federal Savings Bank 210 Automation Way Birmingham, AL 35210

TAX MAP-PARCEL NUMBERS: 147-06-063

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 118,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Mattie Joslin King, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Barry L. Vaughn,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of Cross Timbers, Section I of record in Plat Book 3700, Page 37 Register's Office for said County.

Said Lot No. 10 fronts 100 feet on the northerly margin of the Memphis-Bristol Highway and extends back between parallel lines 200 feet to a dead line in the rear, measuring 100 feet thereon.

Being the same property conveyed to Virgina King Carver by deed from Alvin W. Terrell & Son, Inc., of record in Book 4105, Page 264, Register's Office for said County. The said Virginia King Carver has since died. The Last Will and Testament of Virginia King Carver of record in Will Book 158, Page 307, in the Seventh Circuit Court for Davidson County, Tennessee, probate Division Devised subject property to Mattie Joslin King. By Executor's Quit Claim Deed of record in Book 7302, Page 844, said Register's Office, subject property was conveyed to Mattie Joslin King.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

Above described conveyance is subject to; Taxes for the year 2001 and subsequent years; The Plan of record in Plat Book 3700, Page 37, said Register's Office, shows an owner's certificate, a 100 foot minimum setback line from the Memphis-Bristol Highway and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.

This is improved property, known as: 7452 Hwy. 70 South, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 13th day of March, 2001.

Mattie Joslin King

Mattie Joslin King

State of Tennessee
County of Davidson

On this 13th day of March, 2001, before me the undersigned authority, personally appeared **Mattie Joslin King**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Comm

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 118,000.00

Barry L. Vaughn
Affiant

Sworn and subscribed before me on the 14th day of March, 2001.

Notary Public

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Comm