WARRANTY DEED

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 96,000.00

Alice Renee Hewgley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF March, 2001

Bertie J. Whitaker
Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 04/03/01 15:13 2pgs
Fees:11.00 Taxes:355.20
20010403-0032337

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, Attorney, 110 Glover Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alice Renee Hewgley (NAME)	Tucker Federal Bank D/B/A Prime (NAME)	MAP 32
4240 Brick Church Pike (ADDRESS)	2743 Perimeter Pky. B100, Ste150 (ADDRESS)	PARCEL 13
Whites Creek, TN 37189 (CITY) (STATE) (ZIP)	Augusta, GA 30909 (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, Elmer T. Leighton, Jr. and wife, Regina E. Leighton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alice Renee Hewgley, Unmarried

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:

Being in the 10th Civil DIstrict of Davidson County, Tennessee, and described as follows:

BEGINNING at a spike in the center of Brick Church Pike, same being the northeasterly corner of the property conveyed to Gerald D. Clinard and wife, JoAnne L. Clinard, by deed of record in Book 2932, Page 474, Register's Office for Davidson County, Tennessee; thence with said Clinard's northerly line North 61 degrees West 210 West 210 feet toa point; thence North 29 degrees East 300 feet to an iron pin; thence South 61 degrees East 210 feet, more or less, to a point in the center of said Brick Church Pike; thence with the center of the same, South 29 degrees West 300 feet more or less, to the beginning.

Being the same property conveyed to Elmer T. Leighton, Jr. and wife, Regina E. Leighton by deed from Alvin Parrish and wife, Loyce Parrish, of record in Book 4341, Page 1, Register's Office for Davidson County, Tenenssee.

unimproved ( )
This is improved (X) property, known as 4240 Brick Church Pike, Whites Creek, TN 37189
(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 29th day of March, 2001

Elmer T. Leighton, Jr.
Elmer T. Leighton, Jr.

Regina E. Leighton
Regina E. Leighton

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 Elmer T. Leighton, Jr. and wife, Regina E. Leighton

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 Goodlettsville, Tennessee, this 29th day of March, 2004.

Commission expires 6-25-07

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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