PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (st) Title No: 42416
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 05/08/01 14:36 2pgs
Fees:11.00 Taxes:1184.00
20010508-0047576

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John M. Clark III Jessica Browning Clark 3608 Belmont Blvd. Nashville, TN 37215	Hodges & Fooshee Mortgage, Inc. 213 Ward Circle Brentwood, TN 37027

TAX MAP-PARCEL NUMBERS: 117-12-162.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 320,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Janette C. Welden, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **John M. Clark III and spouse, Jessica Browning Clark,** 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. 1 on the Plan of Re-subdivision of Lots 35 & 36, Block M Maplehurst of record in Book 6050, Page 585, Register's office for said County.

Said Lot No. 1 fronts 75.05 feet on the easterly margin of Belmont Blvd. and extends back 133.10 feet on the northerly line and 133.29 feet on the southerly line to a dead line in the rear, measuring 74.99 feet thereon.

Being the same property conveyed to Janette C. Welden, an unmarried person by deed from Vassar Star Mitchell, Trustee of the Vassar Starr Mitchell Revocable Trust, of record in Book 10522, Page 386, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6050, Page 585, said Register's Office, which Plan shows minimum setback, to be determined by metro zoning ordenances.

This is improved property, known as: 3608 Belmont Blvd., Nashville, TN 37215

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 4th day of May, 2001.

Janette C. Welden

Janette C. Welden

State of Tennessee
County of Davidson

On this 4th day of May, 2001, before me the undersigned authority, personally appeared **Janette C. Welden**, 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.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____ Notary Public

My Commission Expires MAY 30, 2004

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 320,000.00

Affiant

Sworn and subscribed before me on the 4th day of May, 2001.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____ Notary Public

My Commission Expires MAY 30, 2004