This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Mary Craytor Schneider and Julia Yundt Laird
133 Spring Valley Road
Nashville, Tennessee 37214

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 95-4
PARCEL 234.00
3DZ-16595

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, David G. Pierce, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Mary Craytor Schneider and daughter, Julia Yundt Laird, as joint tenants with right of survivorship, 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 Lots Nos. 71, 72 and 73 on the Plan of Bluefields, of record in Plat Book 843, Page 34, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to David G. Pierce, by Quitclaim Deed from Elizabeth Foster Pierce, of record in Book 10940, Page 645, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

THIS conveyance subject to such easements and setback lines of record in Book 843, Page 34, said Register's Office. Easement for Sanitary Sewers and/or Storm Drainage to Metropolitan Government of Nashville/Davidson County, of record in Book 4834, Page 379, said Register's Office.
Taxes for 2001 have been pro-rated and assumed by Grantees.

This is improved property known as 133 Spring Valley Road, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Mary Craytor Schneider and daughter, Julia Yundt Laird, their heirs and assigns, forever; and I, David G. Pierce, unmarried do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 05/21/01 10:14 2pgs
Fees:11.00 Taxes:648.43
20010521-0052159

Witness my hand this the 17th day of May, 2001.

David G. Pierce

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named David G. Pierce, unmarried the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 17th day of May, 2001.

NOTARY PUBLIC

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 11/27/2004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 175,250.00.

AFFIANT

Subscribed and sworn to before me this 17th day of May, 2001.

NOTARY PUBLIC
My Commission Expires: 11/27/2004

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.