Box 13

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/07/01 14:00 2pgs
Fees:11.00 Taxes:369.63

20010607-0060116

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st Day of May, 2001.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, Three Maryland Farms, Suite 150 Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Adam J. Tyson and Rachel K. Tyson	Professional Mortgage Group Inc	172-8A-77
(NAME) 5904 Retreiver Court	(NAME) 1535 West Northfield Blvd #2	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Murfreesboro, TN 37129	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Carrol Kelly, unmarried**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Adam J. Tyson and Rachel K. Tyson** herereinafter called the GRANTEE(S), 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. 77 on the plan of Section Two-B, Hunters Branch, of record in Book 690, Pages 336 and 337, Register's Office for said County.

Being the same property conveyed to Carrol Kelly, unmarried by Warranty Deed of record in Book 7466, page 885, Register's Office of Davidson County, Tennessee.

Subject to any and all matters as shown on plat of record in Plat Book 6900, pages 336 and 337 of the Register's Office of Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 6601, page 7 and Book 6632, Page 429 of the Register's Office of Davidson County, Tennessee.

This is unimproved ( )
improved(xx) property, known as 5904 Retreiver Court Antioch TN 37013
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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 my/our hand(s) this 31st Day of May, 2001.

Carrol Kelly by Linda Beazley Attorney-in-fact

Carrol Kelly, by Linda Beazley, her Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 31st day of May, 2001, before me personally appeared Linda Beazley, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Carrol Kelly acknowledged that such person executed the same as the free act and deed of Carrol Kelly.

Witness my hand and official seal, at office in Brentwood, Tennessee, this 31st day of May, 2001.

Commission Expires _____

C E Pickering Jr
Notary

C. E. PICKERING, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 31, 2004