STATE OF TENNESSEE
COUNTY OF Davidson

11215-C

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,000.00

Debra Ervin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF June, 2001.

Betty J. Miller
Notary Public

MY COMMISSION EXPIRES: 7/26/03

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Debra Ervin	Debra Ervin	28-60
(NAME)	(NAME)	
4713 Grays Point Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Joelton, TN 37080		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, John Thomas Ervin, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Debra Ervin and husband, Joseph Ervin

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:

See exhibit A attached hereto and made a part hereof.

Davidson County DEEDWARR
Recvd: 06/08/01 13:02 3pgs
Fees:15.00 Taxes:125.80
20010608-0060693

This is improved property known as 4713 Grays Point Road, Joelton, TN 37080

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 his hand this 8th day of June, 2001.

John Thomas Ervin

Commission Expires
7/26/03

Betty J. Miller

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

11215-C

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Betty C. Smith, a Notary Public in and for said County and State, the within named

John Thomas Ervin, 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 instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 8th day of June, 2001.

My commission expires July 26, 03

Betty C. Smith
Notary Public

BETTY C. SMITH NOTARY PUBLIC DAVIDSON COUNTY

File No.: 11215-C

ATTACHMENT

Land in Davidson County, Tennessee, according to a survey by Steven E. Arts and Associates, Inc., 514 South Brown Street, Suite 600, Springfield, TN 37172, March 26, 2001, as follows:

Beginning at an iron pin (new) at the easterly margin of Grays Point Road (25 feet from centerline), and the northwest corner of a tract of land which belongs to James P. Ervin, having a deed reference in Deed Book 7874, page 325, Register's Office for Davidson County, Tennessee; thence with said margin of road as follows: N 10 deg. 51 min. 47 sec. E, 158.82 feet; thence N 08 deg. 41 min. 38 sec. E, 41.83 feet to an iron pin (new), the northwest corner of the herein described tract, and a corner to the above described Tract 1; thence with the southerly and westerly line of said Tract 1 as follows: S 60 deg. 26 min. 16 sec. E, 100.69 feet to an iron pin (new); thence S 48 deg. 45 min. 15 sec. E, 185.23 feet to a fence post corner (old); thence S 87 deg. 45 min. 09 sec. E, 494.92 feet to an iron pin (new); thence S 22 deg. 06 min. 23 sec. E, 1563.08 feet to an iron pin (new) at the center of a creek, and at the westerly line of a tract of land which belongs to H. A. Gilbert, having a deed reference in Deed Book 5179, page 528, Register's Office for Davidson County, Tennessee; thence with said H. A. Gilbert as follows: S 34 deg. 42 min. 59 sec. E, 128.60 feet; thence S 29 deg. 15 min. 53 sec. E, 49.75 feet at a common corner to said H. A. Gilbert and a tract of land which belongs to Thomas Cobble, having a deed reference in Deed Book 4487, page 885, Register's Office for Davidson County, Tennessee; thence, leaving said creek with the northerly line of said Thomas Cobble, N 56 deg. 06 min. 58 sec. W, passing a witness iron pin (new) at 50.00 feet, continuing in all 997.88 feet to an iron pin (new) at a common corner to said Thomas Cobble, and a tract of land which belongs to Donna Housley, having a deed reference in Deed Book 9136, page 493, Register's Office for Davidson County, Tennessee; thence with the easterly line of said Donna Housley, N 37 deg. 52 min. 11 sec. E, passing a common corner to Donna Housley and a tract of land which belongs to Ferris Reed, having a deed reference in Deed Book 2798, page 461, Register's Office for Davidson County, Tennessee, continuing in all 363.00 feet to a hickory tree; thence with the northerly line of said Ferris Reed as follows: N 39 deg. 18 min. 28 sec. W, 243.78 feet to an iron pin (new); thence N 50 deg. 32 min. 06 sec. W, 41.82 feet to an iron pin (new) at the southeast corner of a tract of land which belongs to James P. Ervin, having a deed reference in deed Book 7874, page 325, Register's Office for Davidson County, Tennessee; thence with the easterly and northerly line of said James P. Ervin as follows: N 04 deg. 22 min. 21 sec. E, 439.89 feet to an iron pin (new); thence N 87 deg. 45 min. 09 sec. W, 494.92 feet to a fence post corner (old); thence N 68 deg. 27 min. 32 sec. W, 204.43 feet to the point of beginning, containing 11.81 acres, more or less.

BEING a portion of the same property conveyed to John Thomas Ervin by deed from John M. Ervin and wife, Georgia Dimple Ervin, filed of record in Book 3931, page 207, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.