Return after recording to John T. Cook, PC 2927 Berry Hill Drive, Nashville, TN 37204 G#14186-1

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *wilkinsandivey@bellsouth.net*

Davidson County DEEDWARR
Recvd: 06/12/01 12:12 2pgs
Fees:11.00 Taxes:952.75
20010612-0061785

W & I Ref: (st) Title No: 42397
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Bedford Duncan Davis 105 Mayfair Road Nashville, TN 37205	**Suntrust Bank** **1 Park Place, N.E.** **Atlanta, GA 30303**

TAX MAP-PARCEL NUMBERS: 103-12-247

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 257,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John F. Lowe and spouse, Gretchen S. Lowe,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Bedford Duncan Davis, unmarried,** 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. 16 Block A on the Plan of Cherokee Park of record in Book 547, Page 169 & 170 Register's Office for said County.

Said Lot No. 16 Block A fronts 100 feet on the southwesterly margin of Mayfair Road and extends back 152.50 feet on the northwesterly line and 150.00 feet on the southeasterly line to a dead line in the rear, measuring 100.03 feet thereon.

Being the same property conveyed to John F. Lowe and wife, Gretchen S. Lowe by deed from Robbie Quinton of record in Book 11235, Page 285, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The above described conveyance is subject to; Taxes for the year 2001 and subsequent years; The Plan of record in Book 547, Page 169 & 170, said Register's Office, shows an owner's certificate, a 45 foot minimum setback line from Mayfair Road and a 5 foot easement for public utility purposes along the rear line of said lot.

This is improved property, known as: 105 Mayfair Road, Nashville, TN 37205

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 29th day of May, 2001.

John F. Lowe

Gretchen S. Lowe

State of Tennessee
County of Davidson

On this 29th day of May, 2001, before me the undersigned authority, personally appeared **John F. Lowe** and **Gretchen S. Lowe**, 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.

My Commission Expires: PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

State of Tennessee
County of Davidson My Commission Expires MAY 30, 2004

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 257,500.00

Affiant

Sworn and subscribed before me on the 29th day of May, 2001.

Notary Public

My Commission Expires: 5/26/02

DEBORAH H. BERRIE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN