WARRANTY DEED

ET-01-1451

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,000.00

Affiant

Subscribed and sworn to before me, this 21st DAY OF June, 2001.

Notary Public

MY COMMISSION EXPIRES: 5-20-2003
(AFFIX SEAL)

RITA B. MITCHELL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lee Peach, Married	Prime Mortgage USA, Inc.	
(NAME)	(NAME)	
1719 County Hospital Road	7486 Shadeland Station Way	080-04-0-25.00
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37218	Indianapolis, IN 46256	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we CHARLOTTE ANN CLARK AND ANDREW JACKSON CLARK, JR., hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto LEE PEACH, MARRIED, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND in the 13th Civil District of Davidson County, Tennessee, BEING the easterly 68 feet of Lot No. 1 on the Plan of Waukee Heights, as of record in Book 2083, Page 108, Register's Office for Davidson County, Tennessee.

SAID part of said lot fronts 68 feet on the northerly side of Old Hyde's Ferry Pike, now County Hospital Road, and runs back between parallel lines, 256 feet to a dead line.

Being the same property conveyed to Charlotte Copeland Wright by deed from Lela May Copeland of record in Book 4492, Page 681, Register's Office for Davidson County, Tennessee. Being furher conveyed to Charlotte Ann Clark and Husband Andrew Jackson Clark, Jr. by Quitclaim Deed from Charlotte Copeland of record in Book 9058, Page 825, said Register's Office.

Charlotte Ann Clark and Charlotte Ann Clark is one and the same person.
* Copeland Wright
This conveyance is subject to any and all existing easements and restrictions.

Davidson County DEEDWARR
Recvd: 06/26/01 15:04 2pgs
Fees:11.00 Taxes:255.30
20010626-0067685

unimproved ( )
This is improved (X) property, known as 1719 County Hospital Road, Nashville, Tennessee 37218
(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 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 my/our hand(s) this 21st day of June, 2001.

Charlotte Ann Clark

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Charlotte Ann Clark and Andrew Jackson Clark, Jr., the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of June, 2001.

My Commission Expires: 5-20-2003

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 21st day of June, 2001.

My Commission Expires _____

_____
Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
EXECUTIVE TITLE LLC
3584 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122