WARRANTY DEED

Box 28-B

The actual consideration or value for this transfer is $ 155,000.00

Franklin E. Hartsell
AFFIANT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

SWORN TO AND SUBSCRIBED before me this 28TH day o f JUNE , 2001

NOTARY PUBLIC
My Commission Expires: 3-27-04

Davidson County DEEDWARR
Recvd: 07/02/01 16:45 2pgs
Fees:13.00 Taxes:573.50
20010702-0070030

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 306 Gay Street, Suite 200 Nashville, TN 37201, file#01050030

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Franklin E. Hartsell & Linda R. Hartsell 1509 Hadley Ave. Old Hickory, Tennessee 37138	New Owner	53-03 / 340.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Franklin E. Hartsell and wife Linda R. Hartsell, and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, **EDITH H. BEHEL**, un-married, the GRANTOR herein, has bargained and sold, and by these presents does transfer and convey unto:

FRANKLIN E. HARTSELL and wife LINDA R. HARTSELL , the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

A certain tract or parcel of land and improvements, in the Fourth Civil District of Davidson County, Tennessee, being Lot #75, Section "B" Village of Old Hickory, as shown on revised plan recorded January 6, 1950, in Book 1424, page 132, in Register's Office for Davidson County; said lot fronting 82.5 feet on the easterly margin of Hadley Avenue, containing 0.32 Acres, more or less.

Being the same property conveyed to Raymond M. Behel and/or, his wife, Edith H. Behel, as tenants by the Entirety by deed from Ira D. Lane in October 25, 1969 and recorded on October 28, 1969 of record in Book 4375, page 413, Register's Office for Davidson County, Tennessee. Subsequently, the said Raymond M. Behel having died leaving his widow, Edith H. Behel as the surviving tenant by the entirety.

The above description is the same as in the previous deed of record.

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. I 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 the same is unencumbered, unless otherwise herein set out. 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.

The herein described property is subject to the following:
2001 Property taxes are to be prorated and assumed by the GRANTEES.
All matters shown on the Plan of record in Book 1424, page 132, said Register's Office.
Easement for Right-of-way of record in Book 626, page 556, said Register's Office for said County.
Easement for Right-of-way for telephone lines of record in Book 662, page 743, said Register's Office.
Utility easement of record in Book 2035, page 521, said Register's Office.
Subject to Easements and Right-of-way as described in instrument of record in Book 1853, page 281, said Register's Office.

This is improved property known as: 1509 Hadley Ave., Old Hickory, TN. 37138.

Witness my hand this 28TH day of JUNE , 2001 .

Edith H. Behel
Edith H. Behel

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Leroy Johnston Ellis, IV *a Notary Public in and for said County and State, the within named* Edith H. Behel and *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 Old Hickory, *Tennessee this* 28TH *day of JUNE, 2001.*

Leroy Johnston Ellis IV
NOTARY PUBLIC

My Commission Expires: 3-27-04

LEROY JOHNSTON ELLIS IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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WARRANTY DEED

From: ***Edith H. Behel***
un-married

To: ***Franklin E. Hartsell***
and wife
Linda R. Hartsell

Property:

1509 Hadley Ave.
Old Hickory, TN. 37138

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003