RETURN TO :
PREMIER TITLE & ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TENNESSEE 37215

Davidson County DEEDWARR
Recvd: 07/03/01 17:10 3pgs
Fees:18.00 Taxes:586.45
20010703-0070884

THIS INSTRUMENT PREPARED BY:
MUDTER & PATTERSON
ATTORNEYS-AT-LAW
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

FILE: Box 9B
First Title and Escrow Company, Inc.

FTEC No. 18092

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $158,500.00

Affiant

Subscribed and sworn to before me, this 2nd day of July, 2001.

Notary Public

My Commission Expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires September 25, 2004

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
M. TODD LACY	1st Trust Bank for Savings	141-07-B
101 Ryan Court	P. O. Box 17257	23.00 CO
Nashville, Tennessee 37221	Memphis, TN 38187	09582218

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, TONY W. MCVAY AND HEATHER M. MCVAY, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to M. TODD LACY AND STEPHANIE COOK, Tenancy in Common With Right of Survivorship, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 101 Ryan Court, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 2nd day of July, 2001.

TONY W. MCVAY

By: Tony W. McVay by Heather M. McVay
HEATHER M. MCVAY, ATTORNEY-IN-FACT

Heather M. McVay
HEATHER M. MCVAY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HEATHER M. MCVAY, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of July, 2001.

My Commission Expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires September 25, 2004

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HEATHER M. MCVAY, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said TONY W. MCVAY, and is authorized by the said TONY W. MCVAY, to execute this instrument on his behalf.

Witness my hand, at office, this 2nd day of July, 2001.

My Commission Expires: _____

_____
Notary Public

NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires
September 25, 2004

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 221 on the Plan of Section Two Somerset Farms, as of record in Plat Book 7900, page 671, corrected by Surveyor's Certificate of Correction of record in Book 9353, page 237, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Tony W. McVay and spouse, Heather M. McVay by deed from Frank L. Dancy and spouse, Mitzi J. Dancy of record in Book 10172, page 412, said Register's Office.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 8556, page 11, amended in Book 9383, page 526, and re-recorded in Book 9662, page 869, amended in Book 10190, page 182, Book 10410, page 89 and Book 11433, page 936; (3) Dedication of common area of record in Book 9101, page 667 and Instrument No. 20001204-0118884 and Instrument No. 200011218-0123912; (4) Charter of record in Book 7382, page 225, amended in Book 7820, page 608, Book 8235, page 521 and Book 8584, page 20; and (5) All matters appearing on the Plan of record in Book 7900, page 671, said Register's Office.