THIS INSTRUMENT PREPARED BY:
BEADLES, NEWMAN AND LAWLER
3500 HULEN
FORT WORTH, TX 76107

Davidson County DEEDWARR
Recvd: 07/09/01 12:24 2pgs
Fees:13.00 Taxes:473.60
20010709-0072843

WARRANTY DEED

THIS INDENTURE, made this 19 day of May, 2001 between **RUSSELL BLAIR MCNEILL*** **AND WIFE, LORI C. MCNEILL** of **DAVIDSON** County, Tennessee, First Parties, and

Lance A. Kaufman and wife,Cheri E. Kaufman

of **DAVIDSON** County, Tennessee, Second Parties,

WITNESSETH: that said First Parties, for and in consideration of the sum of ONE DOLLAR ($1.00) and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

Russell Blair McNeill, III and wife, Lori C. Mcneil

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 688 ON THE PLAN OF HARPETH WOODS, SECTION THREE, OF RECORD IN BOOK 5200, PAGE 270, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO RUSSELL BLAIR MCNEILL, III AND WIFE, LORI C. MCNEILL AND DEAN G. BUUR BY DEED FROM MAXEY L. SANDERS AND WIFE, DEBRA K. SANDERS OF RECORD IN BOOK 8693, PAGE 964, SAID REGISTER'S OFFICE. BEING FURTHER CONVEYED TO BY QUITCLAIM DEED FROM DEAN G. BUUR TO RUSSELL BLAIR MCNEILL, III AND WIFE, LORI C. MCNEILL OF RECORD IN BOOK 10818, PAGE 56, SAID REGISTER'S OFFICE.

This conveyance is expressly made subject to any and all restrictions, reservations and conditions contained in former deeds and binding on said property.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

2001 PROPERTY TAXES WHICH ARE A LIEN, NOT YET DUE AND PAYABLE WHICH ARE PRORATED BETWEEN THE PARTIES HEREIN

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all person whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF, the said First Parties hereunder set their hands and seals the day and year first above written.

RUSSELL BLAIR MCNEILL

LORI C. MCNEILL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **RUSSELL BLAIR MCNEILL**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 19th day of May, 2001.

PEGGY Rowllier

*III

My Commission Expires JULY 26, 2003

My commission expires:_____ Notary Public
(NOTARY SEAL) Printed name: Peggy Rouillier

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **LORI C. MCNEILL**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 19th day of May, 2001.

My Commission Expires JULY 26, 2003

My commission expires:_____ Notary Public
(NOTARY SEAL) Printed name: Peggy Rouillier

(FOR RECORDING DATA ONLY)

PROPERTY OWNER:
Lance A. Kaufman
824 Beech Bend Drive
Nashville, TN 37221

RESPONSIBLE TAXPAYER:
Union Planters Bank, N.A.
3100 West End Ave., #530
Nashville, TN 37203

CLT#_____

Map & Parcel No: 142-14-0 171.00

STATE OF TENNESSEE, **DAVIDSON** COUNTY

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $128,000.

_____ (AFFIANT)
Lori C. McNeill

Subscribed and sworn to before me, this 19th day of May, 2001

My Commission Expires JULY 26, 2003

My commission expires _____ Notary Public
Printed Name Peggy Rouillier

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $128,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12 DAY OF July 20 01.

Deputy Register