Return to:
Weiss & Weiss, Attorneys
761 Old Hickory Blvd., Suite 102
Brentwood, TN 37027
01-6-48-D

FILE BOX 19B

This Instrument Prepared by Heather DiGrazio
Two Devon Square 744 W. Lancaster Ave.
Wayne, Pa 19087-2594

STFM-10285

WARRANTY DEED

THIS INDENTURE, made this 29th. day of November A.D., 2000, between **WAYNE E. WALLACE and wife, NALDA M. WALLACE,** of the City of Nashville, State of Tennessee, First Parties, and

HARVEY L. TERRY AND WIFE, ANGELINA J. TERRY

of the City of Antioch, State of Tennessee, Second Parties,

WITNESSETH; that said First Parties, for and in consideration of the sum of TEN and no/10 ----------- ($ 10.00----------) DOLLARS and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged, 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. 681 on the Plan of Somerset, Phase III, of record in Plat Book 6900, page 858, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

BEING the same premises which Phillips Builders, Inc., by Deed dated October 23, 1985 and recorded October 25, 1985 in Davidson County, Tennessee in Deed Book ~~Volume~~ 9837, Page 307&c., granted and conveyed unto Wayne E. Wallace and wife, Nalda M. Wallace, in fee.

Davidson County DEEDWARR
Recvd: 07/09/01 14:20 3pgs
Fees:18.00 Taxes:554.63
20010709-0072946

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

PLEASE SEE EXHIBIT "A" ATTACHED HERETO

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

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

exhibit 'a'

1. All REAL PROPERTY taxes for the year 2001 and subsequent years, A LIEN, not yet due and payable (MAP 150-12, GROUP A, PARCEL 60).

2. All matters as set forth on the Plan of record in Plat Book 6900, page 858, said Register's Office, including any and all setback lines, easements, notes, restrictions, etc., as may be shown thereon.

3. Declaration of Restrictive Covenants for Somerset, of record in Deed Book 7619, Page 647, as amended in Amendment No. 1, of record in Book 7657, page 583, as amended in Amendment No. 2 of record in Book 7675, page 923, and First Supplementaary Declaration to Declaration of Restrictive Covenants which submits Phase III Somerset to Declaration of Restrictive Covenants for Somerset and amends Nos. 1 and 2, of record in Book 7776, page 826, Register's Office for DAVIDSON County, Tennessee.

4. Charter of Somerset Homeowners Association, Inc., of record in Book 7661, page 37, said Register's Office.

5. Corporaate By-laws of Somerset Homeowners Association, of record in Book 7619, page 679, as amended in First Amendment to By-Laws, of record in Book 99509, page 363, and Amendment to by-Laws of record in Book 9647, page 472, said Register's Office.

NOTE: THIS PROPERTY IS A PLANNED UNIT DEVELOPMENT

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

_____(L.S.)

Wayne E. Wallace (L.S.)
Wayne E. Wallace

_____(L.S.)

Nalda M. Wallace (L.S.)
Nalda M. Wallace

STATE OF TENNESSEE }
COUNTY OF Davidson }:ss

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State. **WAYNE E. WALLACE and wife, NALDA M. WALLACE**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, in Davidson County, this 29 day of November 2000

Shirley D. Reed
Notary Public

SHIRLEY G. REED NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission expires My Commission Expires May 27, 2001

THE NAME AND ADDRESS OF A PROPERTY OWNER
OWNER Harvey L. Terry and wife, Angelia J. Terry
ADDRESS 3716 Seasons Drive
Antioch, Tennessee 37013

PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:
Franklin National Bank
ADDRESS 110-3rd. Avenue South
Franklin, TN 37064

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $149,900.00. Affiant Angelia J. Terry

Subscribed and sworn to before me this 22nd day of June 2001.

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.