This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Record & Return To:
Attorneys Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Carol M. Swain
1109 Halcyon Ave.
Nashville, Tennessee 37204

Davidson County DEEDWARR
Recvd: 07/27/01 09:13 2pgs
Fees:13.00 Taxes:277.50
20010727-0079740

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
SunTrust Bank
201 Fourth Avenue North, Post Office Box 305110
Nashville, TN 37230-5110

MAP **118-1**
GROUP
PARCEL **151**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Austin Lee Groves, Executor under the Last Will and Testament of Alonzo Cisco, deceased,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Carol M. Swain**, hereinafter called the "GRANTEE", her heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 41 of L. G. Noel's Idelwild Subdivision, of record in Plat Book 161, page 120, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Lon Cisco and wife Launie Cisco by deed from James M. Hammonds and wife Rhonda C. Hammonds and Richard C. Jobe, Jr. and wife Jacqueline C. Jobe of record in Book 7673, page 869, Register's Office for Davidson County, Tennessee. Lon Cisco, who was predeceased by Launie Cisco, is now deceased.

LON CISCO AND ALONZO CISCO ARE ONE AND THE SAME PERSON.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2001 and subsequent years.

This is improved property known as 1109 Halcyon Ave., Nashville, Tennessee 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE,her heirs and assigns, forever, and, GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 hand this the 23rd day of July, 2001.

Estate of Alonzo Cisco, deceased

By: Austin Lee Groves
Austin Lee Groves, Executor

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned authority of the State and County aforesaid, personally appeared, **Austin Lee Groves,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Executor under the Last Will and Testament of **Alonzo Cisco, deceased**, and that he as such Executor, with the authority so to do, executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 23rd day of July, 2001.

Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 5/~~24~~29/2005

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $75,000.00.

Carol M. Swain
AFFIANT

Subscribed and sworn to before me on this 23rd day of July, 2001.

Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 5/~~24~~29/2005