Box 5

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

Elizabeth D. Horton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 08/24/01.

Notary Public

MY COMMISSION EXPIRES: 9/25/04

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Michael Troy Haley, Attorney

Real Estate Loan Services (NAME) | 1100 Kermit Dr Ste 204 Nashville, TN 37217 (ADDRESS)

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Horton Living Trust (NAME)	**SAME** (NAME)	**105-14**
726 Benton Avenue (STREET ADDRESS/ROUTE NUMBER)	(STREET ADDRESS)	**231.00**
Nashville, TN 37204 (CITY/STATE/ZIP)	(CITY/STATE/ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

L. Wayne Peyton and wife, Mary C. Peyton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Horton Living Trust: Elizabeth D. Horton, Trustee, and Alden Horton, Jr., Trustee**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

See Exhibit "A" Legal Description

Davidson County DEEDWARR
Recvd: 08/24/01 14:06 2pgs
Fees:13.00 Taxes:296.00
20010824-0091745

Subject to the following: easements, setback lines and restrictions of record on Plat of record in Book 161, page 87 & 104, Register's Office for Davidson County, Tennessee, and otherwise of record; zoning regulations for the appropriate governmental authority and rights for public utilities and public rights of way, and to matters which would be disclosed by an accurate survey; county property taxes for current year to be prorated as of date of deed between the parties based upon information provided by the Metro Assessor of Property and Trustee. The parties agree to adjust the prorated amounts if warranted upon receipt of the current year tax bill.

This is unimproved ( )
improved (X) property, known as 2310 White Avenue (House Number/Street) Nashville (City/Town) TN (State) 37204 (Postal Code)

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; and we do covenant with the said GRANTEES that we are 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; and we do further covenant and bind ourselves, our 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. 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 our hand s this 24th day of August, 2001.

L. Wayne Peyton
L. WAYNE PEYTON

Mary C. Peyton
MARY C. PEYTON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **L. Wayne Peyton and wife, Mary C. Peyton** the bargainor(s), 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 **Nashville**, **TN**, this **08/24/01**.

Notary Public

Commission Expires: 09/25/2004

Exhibit "A" Legal Description:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 6, Block 28 on the Plan of the Subdivision of Block 28, and other blocks in Yarbrough's Subdivision of Woodland, as of record in Book 161, pages 87 and 104, Register's Office for said County.

Said Lot No. 6 fronts 50 feet on the easterly side of White Avenue and runs back between parallel lines 167.5 feet to an alley.

Being the same property conveyed to L. Wayne Peyton and wife, Mary C. Peyton by Warranty Deed from Glenn A. Andrelski and wife, Elaine Andrelski, dated September 21, 1988, recorded September 22, 1988, in Book 7659, page 487, Register's Office for Davidson County, Tennessee.

rta/76630-01

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M.C.P.