WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/30/01 14:07 2pgs
Fees:13.00 Taxes:610.50

20010830-0094292

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 165,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 2001

Notary Public

MY COMMISSION EXPIRES: 10-25-03

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
R. Michael Lee (NAME)	First Horizon Home Loan Corp. (NAME)	MAP 021
180 Babbs Drive (ADDRESS)	4000 Horizon Way (ADDRESS)	PARCEL 333
Joelton, TN 37080 (CITY) (STATE) (ZIP)	Irving, Texas 75063 (CITY) (STATE) (ZIP)	

FOR AND 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, Wesley J. Bell and Dorothy M. Greer, Both Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R. Michael Lee and wife, Mary E. Lee

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:

LAND in Davidson County, Tennessee, described as follows: to-wit:

BEING Lot No. 5 of the unrecorded William Gifford Subdivision tract in the 14th Civil District of Davidson County, Tennessee, described according to a survey by Bruce Rainey, Surveyor, No. 823, dated December 31, 1985, and known as Job No. 80-247, as follows:

Lot No. 5 begins at a point in the center of a privately maintained road at the common boundary between Lots 4 and 5; thence northerly N. 18 deg. 56 minutes 37 seconds W. 408.83 feet to a point in the northerly boundary of said tract; thence southerly along the boundary of said tract S. 49 deg. 00 minutes 54 seconds W. 781.00 feet to a point at the common boundary between Lots 5 and 6; thence S. 58 deg. 33 minutes 57 seconds E. 310.40 feet to a point in the center of a privately maintained road; thence N. 57 deg. 51 minutes 50 seconds E. 539.84 feet along the center of said road to the point of beginning, containing 5.13 acres, more or less.

BEING all of the same property conveyed to Wesley J. Bell and Dorothy M. Greer, as tenants in common, by Warranty Deed dated March 24, 1994, from Lloyd D. Duncan and wife, Julie D. Duncan, of record in Book 9292, page 216, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2001, and subsequent years, easements and restrictive covenants of record which may be applicable to the herein described property; and subject to an Agreement To Maintain Roadway of record in Book 6697, page 795, said Register's Office.

unimproved ( )
This is improved (X) property, known as 180 Babbs Drive, Joelton, TN 37080
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 29th day of August, 2001

Wesley J. Bell

Wesley J. Bell

Dorothy M. Greer

Dorothy M. Greer

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 Wesley J. Bell and Dorothy M. Greer, Both Unmarried

the 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 Goodlettsville, Tennessee, this 29th day of August, 2001.

MARY BIRTHRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Commission expires 5-25-03

Mary Birthright
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public