WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/04/01 09:35 2pgs
Fees:13.00 Taxes:562.40

20010904-0095056

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 152,000.00

Berkeley P. Reid
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11/27/04
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Hallmark Title Co., 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Berkeley P. Reid (NAME)	America's Wholesale Lender (NAME)	42-8-11
400 Nesbitt Lane (ADDRESS)	100 Mallard Creek Road #250 (ADDRESS)	11D 33456
Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	Louisville, Ky 40207 (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, Margaret W. Earheart, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Berkeley P. Reid, unmarried, and Marlene Holland, unmarried, as tenants in common with right of survivorship

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:

Being Lot No. 91 on the Plan of Madison Meade, Section II, as of record in Book 3700, page 107, Register's Office for said County, described as follows:

Beginning at a point in the northerly margin of Nesbitt Lane at the corner of Lots Nos. 90 and 91; thence with the line between said lots, northerly 206.86 feet to a point in the southerly line of Lot No. 93 on said Plan; thence with the line between Lots 91, 93, and 92, easterly 204.42 feet to a point in the westerly margin of Grayland Drive; thence with the margin of the same, southerly 180 feet to a point at the beginning of a curve; thence around said curve, southwesterly 39.27 feet to point in the northerly margin of Nesbitt Lane; thence with the margin of the same westerly 164.71 feet to the point of beginning.

Being the same property conveyed to Margaret W. Earheart by deed from Niles S. Nimmo, Trustee on June 17, 1988 of record in Book 7581, page 107, Register's Office, Davidson County, Tennessee

unimproved ( )
This is improved (X) property, known as 400 Nesbitt Lane, Madison, Tennessee 37115
(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 my hand this 29th day of August, 2001

Margaret W Earheart

Margaret W. Earheart

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 Margaret W. Earheart

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 29th day of August, 2001.

Commission expires 11/27/04

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