STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 77,400.00

Affiant

Subscribed and sworn to before me, this 1ST day of AUGUST, 2001.

My commission expires:

Notary Public

CARMEN COATS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 03-26-05

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/26/01 15:15 2pgs
Fees:13.00 Taxes:286.38

20010926-0104332

Address of New Owner & Send Tax Bills to:	Prepared By: TransContinental Title Company, 2630 Elm Hill Pike, Ste, 100, Nashville, TN 37214
733 WILDVIEW DRIVE, NASHVILLE, TN 37211	Return To: TransContinental Title Company, 2630 Elm Hill Pike, Ste. 100, Nashville, TN 37214

map & parcel no. 119-16/30.00

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

MARVIN CLIFTON TURNBO, SINGLE

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

JON PATRICK GARRETT AND SHANNON GARRETT, MARRIED

hereinafter called the Grantee, his heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 122 ON THE MAP OF BATTLEWOOD SUBDIVISION, SECTION 2, OF RECORD IN BOOK 1835, PAGES 95 AND 96, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 122 FRONTS 110 FEET ON THE WESTERLY SIDE OF WILDVIEW DRIVE AND RUNS BACK BETWEEN LINES, 199.99 FEET ON THE SOUTHERLY LINE AND 194.38 FEET ON THE NORTHERLY LINE TO A DEAD LINE IN THE REAR OF WHICH IT MEASURES 89 FEET.

BEING THE SAME PROPERTY CONVEYED TO DOROTHY TURNBO BY QUIT CLAIM DEED FROM MARVIN CLIFTON TURNBO DATED DECEMBER 3, 1982 AND RECORDED IN BOOK 5984, PAGE 862, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

AND FURTHER BEING CONVEYED TO MARVIN CLIFTON TURNBO BY QUIT CLAIM DEED RECORED IN BOOK 11105 PAGE 101*IN THE SAID COUNTY OF DAVIDSON.

* Re-recorded as instrument # 20010926-0104331

Property Address: 733 WILDVIEW DRIVE, NASHVILLE, TN 37211

This conveyance is made subject to:

1. 20__ taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book _____, page _____, Register's Office for said County.

3. Matters shown on the Plan of record in Plat Book ____, page ____, Register's Office for said County.

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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 1ST day of August, 2001.

_____ Marvin Clifton Turnbo

_____ _____

State of Tennessee
County of Davidson

On this 9th day of August, 2001, before me personally appeared Marvin Clifton Turnbo to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal,
My Commission expires:
MY COMMISSION EXPIRES AUGUST 29, 2001

Notary Public

WARRANTY DEED

The preparer of this Deed makes no representation as to the status of the title of the property