This instrument prepared by:
Kay B. Housch, Esq., BPR#010995
Beaty & Housch, P.C.
214 Second Avenue North, Suite Two
Nashville TN 37201

Davidson County DEEDWARR
Recvd: 10/18/01 12:02 3pgs
Fees:18.00 Taxes:434.75
20011018-0113691

FILE NO: 20010429
Box 488

WARRANTY DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Christopher Berry	(NAME) Same	Map 087-00-00
(STREET ADDRESS) 4341 Central Pike	(STREET ADDRESS)	Parcel 070.00
(CITY) (STATE) (ZIP) Nashville Tennessee 37227	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **JAY WILFONG** † has this day bargained and sold, and does hereby transfer and convey unto the said **CHRISTOPHER BERRY**,* the Grantee herein, his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

* an unmarried person

see Exhibit "A" for Legal Description

Being the same property conveyed to Jay Wilfong by deed of record in Instrument #20010626-0067740, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $117,500.00.

Subscribed and sworn to before me this the 17th day of October, 2001.

Affiant

My commission expires: 7/30/05
(Affix Seal)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

This is improved property known as 4341 Central Pike, Nashville, Tennessee 37227.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his successors, heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his successors, heirs and assigns, against the lawful claims of all persons.

Whenever 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 this 17th day of October, 2001.

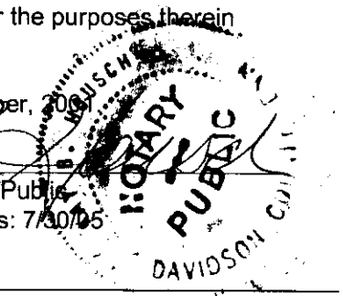
Jay Wilfong

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JAY WILFONG,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of October, 2001.

Kay B. Housch, Notary Public
My Commission Expires: 7/30/05



ENCUMBRANCES:

1. 2002 and subsequent years real property taxes are a lien, but not yet due and payable.
2. Subject to Easement of record in Book 9766, pae 160; re-recorded in Book 9772, page 781, Register's Office, Davidson County, Tennessee.

EXHIBIT "A" LEGAL DESCRIPTION

Beginning at a point on the north margin of Central Turnpike, 167 feet westwardly from the southeast corner of a 2.13 acre tract of land conveyed by J. R. Jackson to Davidson County by deed of record in Book 658, page 443, Register's Office for Davidson County, Tennessee. Said point being a corner of said 2.13 acre tract; running thence with the north margin of said turnpike North 84 ½ deg. West 355 feet to a point; thence leaving said turnpike North 1 deg. East 139 ½ feet to a cedar tree; thence North 43 3/4 deg. East 535 feet to a post on the east bank of Dry Fork Creek; thence North 62 deg. East 225 feet to the center of the Earheart Road; thence with the center of said road South 04 deg. West 450 feet to the center of a bridge over Dry Fork Creek; thence down said creek with its center North 23 ½ deg. West 225 feet to a point in the center of said creek; thence leaving said creek and running with the northerly boundary line of the said 2.13 acre tract conveyed by J. R. Jackson to Davidson County South 69 3/4 deg. West 180 feet to a point; thence with the west line of said 2.13 acre tract South 4 3/4 deg. West 300 feet to an iron pipe corner; thence South 80 1/4 deg. East 100 feet to an iron pipe corner; thence South 4 3/4 deg. West 40 feet to the beginning, containing 3.27 acres, more or less.

Included in the foregoing description, but specifically excluded from this conveyance is the property previously conveyed by B. H. Goodman and wife, as follows:

1. B. H. Goodman, et ux, to B. O. Eakes, et ux, dated April 24, 1946, as of record in Book 1383, page 501, in the Register's Office for Davidson County, Tennessee.

2. B. H. Goodman, et ux, to Ruth Smith, et ux, dated January 5, 1949 and recorded in Book 1712, page 319, in the Register's Office for Davidson County, Tennessee.

3. B. H. Goodman, et ux, to Davidson County, Tennessee, dated December 30, 1952, of record in Book 2148, page 252, in the Register's Office for Davidson County, Tennessee.

4. B. H. Goodman, et ux, to J. A. Cooper, et ux, dated January 6, 1954, of record in Book 2246, page 173, in the Register's Office for Davidson County, Tennessee.