STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00.

Charles D. Marable
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 18th day of October, 2001.

Notary Public

THOMAS SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

My Commission Expires: 10/22/01

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 10/31/01 09:50 2pgs
Fees:13.00 Taxes:832.50
20011031-0118601

ADDRESS NEW OWNER(S) AS FOLLOWS:
Charles D. Marable and Linda H. Marable
1604 Tynewood Drive
Nashville, TN 37215

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map & Parcel 131-140-009.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, BKN **Betty K. Neff,** hereinafter referred to as Grantors, hereby transfers and conveys to **Charles D. Marable and Linda H. Marable, Husband and wife** hereinafter referred to as 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, being Lot No. 265 on the Plan pf Section Two, Tynewood Estates, of record in Book 2900, page s 89 and 90, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made a complete and accurate legal description thereof.

Map & Parcel 131-140-009.00

Being the same property conveyed to Betty K. Neff, by Quitclaim Deed from Billie Jean Tune, Trustee, of record in Book 6792, page 347, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 2900, Page 89 & 90, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 8092, Page 372, and Book 3069, page 566, Register's Office for Davidson County, Tennessee.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2001 are a lien currently due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTEES paying their prorata share thereof to GRANTORS who will be responsible for payment of said taxes.

This is improved property known as 1604 Tynewood Drive, Nashville, TN 37215.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 18th day of October, 2001.

Betty K. Neff

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Betty K. Neff, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of October, 2001.

Notary Public

10/22/01
My Commission Expires