[ADDRESS NEW OWNER:] [SEND TAX BILLS TO:] [MAP-PARCEL NO.]

Jack Nixon	New Owner	Map: 049-010 Parcels: 003 & 004
509 Emily Drive		
Goodlettsville, TN 37072		

This instrument prepared by :Joseph V. Ferelli, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

Davidson County DEEDWARR
Recvd: 11/29/01 13:36 3pgs
Fees:17.00 Taxes:207.20

20011129-0130738

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Bob Bass, a married person and Charles DeBray, a married person, (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto **Jack Nixon, a married person** (The "Grantee"), his heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lots No. 3 and 4, as shown on the Plan of Tollgate Two Subdivision, of record as Instrument Number 20005020043728, Register's Office for Davidson County, Tennessee; to which reference is hereby made for a more complete description.

Being the same property conveyed to Bob Bass, a married person and Charles Debray, a married person, by Deed from Country Maid Farms, Inc., of record as Instrument No. 200006220062349, Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. Taxes for the year 2002, a lien not yet payable and subsequent years.
2. Plan of record in Instrument no. 200005020043728, Register's Office for Davidson County, Tennessee.
3. Telephone & Sewer Easements of record in Book 756, page 544, and Book 5146, page 457 Register's Office for Davidson County, Tennessee
4. Right of way Easements of record in Book 1261, page 440, and Book 1333, page 162, Register's Office for Davidson County, Tennessee
5. Greenbelt Assessment of record in Book 8848, page 379, Register's Office for Davidson County, Tennessee
6. Restrictive Covenants of Record as Instrument no. 200005250052241, Register's Office for Davidson County, Tennessee

This is un improved property commonly known as Lots 3 & 4, Plan of Tollgate, Whites Creek, Tennessee 37189.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $56,000.00

Affiant

Subscribed and sworn to before me this 26th day of November, 2001.

Notary Public

My Commission Expires: 7/24/04

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind itself, it's heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 20th day of November, 2001.

Bob Bass

Bob Bass

Charles DeBray

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Bob Bass and Charles DeBray with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the persons that executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of November, 2001.

Joseph V. Farrell

NOTARY PUBLIC

My Commission Expires: 4/24/04