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WARRANTY DEED

CHARLES A SULLIVANT, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December, 2001

Notary Public

MY COMMISSION EXPIRES: 10/25/03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, Tn 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carolyn McClerkin (NAME)	Carolyn McClerkin (NAME)	80-8-213
3232 Mayer Lane (ADDRESS)	115 Myrtle Ave. (ADDRESS)	
Nashville, Tennessee 37218 (CITY) (STATE) (ZIP)	Nashville Tn 37206 (CITY) (STATE) (ZIP)	13DA66830

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, Leroy Sylvis, a married man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carolyn McClerkin

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:

Land in Davidson County, Tennessee, being Lot No. 102 on the Plan of Bordeaux Hills, Section IV, as of record in Book 3600, page 49, Register's Office of said County.

Said Lot No. 102 fronts 64.02 feet on the easterly side of Mayer Lane and runs back 145.2 feet on the southerly line and 152 feet on the northerly line to a dead line in the rear on which it measures 42.4 feet.

Being the same property conveyed to Leroy Sylvis by Quitclaim deed from Sheela Lanius, Patsy Dillard, Taymond Lee Sylvis, II, James Sylvis, Michael Eugene Sylvis, and Leroy Sylvis of record as Instrument No. 2000071000068214, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Leroy Sylvis by Quitclaim deed from Mary A. Sylvis of record as Instrument No. 20000720007162 4, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2002 and to taxes for subsequent years, and to any and all restrictions and easements of record.

This is investment property, and therefore no marital or homestead rights exist to be conveyed.

Davidson County DEEDWARR
Recvd: 12/17/01 08:25 2pgs
Fees:13.00 Taxes:197.03

20011217-0138670

unimproved ( )
This is improved (X) property, known as 3232 Mayer Lane, Nashville, Tennessee 37218
(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 12th day of December, 2001

Leroy Sylvis

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 Leroy Sylvis, a married man

the 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 Brentwood, Tennessee, this 12th day of December, 2001.

Commission expires 10/25/03

Notary Public

CHARLES A. SULLIVANT, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires

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