THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney at Law
303 Frances Street (Zip 37072)
P. O. Box 904
Goodlettsville, TN 37070-0904

Davidson County DEEDWARR
Recvd: 01/25/02 09:53 6pgs
Fees:33.00 Taxes:75.48
20020125-0010580

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Paul M. Holloway, et ux 1119 Hitt Lane Goodlettsville, TN 37072	Same as New Owner	Map 25 Parcel 77

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, ALAN E. CARDIEL, being the only beneficiary and heir at law of the Estate of Helen Cardiel, deceased, hereinafter referred to as the "GRANTOR", has bargained and sold and by these presents does transfer and convey unto PAUL M. HOLLOWAY and wife, SHILA S. HOLLOWAY, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 1 on the Plan of W. E. Watts Subdivision, as of record in Book 4200, page 11, Register's Office for Davidson County.

The said Lot No. 1 fronts 113.85 feet on the north side of Hitt Lane and extends back 350 feet on the west line and 340.18 feet on the east line to a dead line and measures 116.8 feet thereon.

BEING a part of the same property conveyed to Helen Cardiel by deed from Gerene Cubbins Watts, a widow, of record in Book 4374, page 483, Register's Office for Davidson County, Tennessee. And, the said Helen Cardiel, a widow, died on December 18, 1999, survived by Alan E. Cardiel, the only child born to or adopted by Helen Cardiel during her lifetime and her only heir at law. The said Helen Cardiel left a Last Will and Testament dated January 7, 1983, wherein her entire estate was given and devised to Alan E. Cardiel. The said Will is attached as Exhibit A to this Deed and incorporated herein by reference. The said Will was not filed for probate, but the GRANTOR represents and warrants that all debts and obligations owing by the said Helen Cardiel during her lifetime or by reason of her death have been fully paid and satisfied and that there are no other persons, corporations or entities who have any interest, whatsoever, in the real property described hereinabove.

The legal description, as hereinabove set forth, is the same as that contained in the previous Deed of Record.

This is unimproved property located on Hitt Lane, Goodlettsville, TN 37072.

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, the GRANTOR, 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 warrant that the same is unencumbered, except as follows:

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES.

1. Real Property Taxes for the year 2002, which are a lien, but not yet due and payable, and which will be paid, in full, without proration, by the GRANTEES, when due.

2. Subject to any and all matters as they may appear on the plan of record in Book 4200, page 11, said Register's Office.

And, I, the GRANTORS, 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.

WITNESS our hands on the day and date last acknowledged below.

"GRANTOR"

ALAN E. CARDIEL

"GRANTEES"

PAUL M. HOLLOWAY

SHILA S. HOLLOWAY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ALAN E. CARDIEL and PAUL M. HOLLOWAY and wife, SHILA S. HOLLOWAY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 16th day of January, 2002.

NOTARY PUBLIC

PATSY C. DAVIDSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires Dec. 6, 2005

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $20,400.00.

Affiant

Sworn to and subscribed before me, this the 16th day of January, 2002.

NOTARY PUBLIC

PATSY C. DAVIDSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires Dec. 6, 2005

Last Will and Testament of

HELEN CARDIEL

EXHIBIT A

WRIGHT & BOWERS, P.C.
632 OLD HICKORY BOULEVARD
MADISON, TENNESSEE 37115

Last Will and Testament
of
HELEN CARDIEL

I, Helen Cardiel, of 1128 Hitt Lane, Goodlettsville, Davidson County, Tennessee, being of sound mind and disposing memory, do make, declare and publish this my Last Will and Testament, hereby revoking all former wills and codicils to wills heretofore made by me.

FIRST: I direct that all my just debts, including my funeral expenses be paid by my Executor as soon as practicable after my death.

SECOND: I give, devise and bequeath to my son, Alan E. Cardiel, if he survives me, all the property, real, personal or mixed, and wherever located, of which I die seized and possessed.

THIRD: I hereby nominate, constitute and appoint my son, Alan E. Cardiel, Executor of this my Last Will and Testament. I direct that no bond or other security shall be required of my son for the faithful performance of his duties as such.

IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of Jan., 1983, at Nashville, Tennessee.

Helen Cardiel
HELEN CARDIEL

Signed, sealed, published and declared by the Testatrix, Helen Cardiel, to be her Last Will and Testament in the presence of all of us at one and the same time and we at her request and in her presence and in the presence of each other, have hereunto subscribed our names as witnesses, and do hereby attest to the sound and disposing mind of said Testatrix and to the performance of the aforesaid act of execution at the place and on the date hereinabove set out.

Bobby Tucker
WITNESS

932 Clemmetts Dr
Nashville, Tenn

Ella Mae Ethridge
WITNESS

4435 Northaven Dr Apt 3
Nashville Tn 37209

Helen Cardiel

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Bobby Tucker and Ellie Mae Ethridge after being first duly sworn according to law, depose and say:

1. That they are adult citizens of the State of Tennessee.

2. That they witnessed the execution of the Last Will and Testament of Helen Cardiel dated Jan. 7, 1983, to which this affidavit is attached, and that this affidavit is being made at the request of the Testatrix and in accordance with Tennessee Code Annotated 32-211.

3. That their signatures are affixed to said Last Will and Testament, that they signed or affixed the same at the instance and at the request of the Testatrix and in her presence and in the presence of each other at the place and on the date recited in said Last Will and Testament.

4. That the Testatrix signed said paper writing as and for her Last Will and Testament, in their sight and presence.

5. That at the time they witnessed said Will she was, in their opinion, of sound mind.

Bobby Tucker
WITNESS

Ellie Mae Ethridge
WITNESS

Sworn to and subscribed before me this the 7th day of Jan, 1983.

My commission expires:

My Commission Expires Jan. 22, 1984

Shelby J. Tucker
NOTARY PUBLIC

SHELBY J. TUCKER NOTARY PUBLIC DAVIDSON CO.

Helen Cardiel