This Instrument Prepared From Information Furnished by the Parties by:
IMOGENE W. BOLIN, ATTORNEY, P. O. BOX 467, SMYRNA, TENNESSEE 37167

MAP 120-2, PARCEL 71.00

SEND TAX BILLS TO:

New Owner

NAME AND ADDRESS OF NEW OWNERS:

Willie F. Smith, Revocable Living Trust
1200 SATURN DRIVE
NASHVILLE, TN 37217

STATE OF TENNESSEE)
ss.:
COUNTY OF DAVIDSON)

Davidson County DEEDWARR
Recvd: 02/12/02 15:06 2pgs
Fees:12.00 Taxes:0.00
20020212-0018696

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY THOUSAND AND 00/100 ($90,000.00) DOLLARS, and other good and valuable consideration, cash in hand paid, receipt of which is hereby acknowledged;

We, the undersigned, **W. DEAN JENNINGS, married, and BETTY BAILEY, married**, have bargained and sold and do hereby transfer and convey unto **WILLIE F. SMITH, REVOCABLE LIVING TRUST**, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No. 10 on the Map of Stardust Acres, as of record in Book 1424, page 92, Register's Office for said County and described as follows:

Beginning at a point in the easterly margin of Saturn Drive, the common corner of Lots 11 and 10; thence with the line between said lots, easterly 59.5 feet to a point, and continuing with the said line between said lots, easterly 80 feet to the westerly line of Lot 12; thence with the line between Lots 12 and 10, northerly 85 feet to the southerly margin of Vultee Boulevard; thence with the margin of the same, along a slight curve, 152.1 feet to the beginning of a curve; thence around said curve, southwesterly 47.2 feet to a point in the easterly margin of Saturn Drive; thence with the margin of the same, southerly 62 feet to the beginning.

BEING the same property conveyed by , **BERTHA P. SMITH** and husband **FLOYD SMITH** to **W. DEAN JENNINGS** and **BETTY BAILEY**, by deed appearing of record in Instrument Number 20001122-0115420 in the Register's Office of Davidson County, Tennessee. **CHRISTINE JENNINGS**, spouse of W. Dean Jennings and **RAMEL BAILEY**, spouse of Betty Bailey, join in this conveyance for the purpose of conveying any marital interest they may own in said property.

THIS CONVEYANCE is made subject to all zoning and subdivision regulations of the appropriate governmental body, along with any easements and right of ways of public roads and utilities.

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple together with all of the appurtenances, estate and title thereunto belonging unto the said Grantee herein, his heirs and assigns, forever.

AND we do covenant with the said Grantee herein that we are lawfully seized and possessed of said land in fee simple; have a good right to convey the same; and, the same is unencumbered except as set forth herein. The 2001 property taxes are being prorated between the parties hereto, the Grantee assuming payment thereof.

AND, we do further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee herein, our heirs and assigns, against the lawful claims of all persons, whomsoever.

Possession of the within-described property will be given to the Grantee with delivery of deed.

WITNESS OUR HANDS, this 8th day of December, 2001.

W. Dean Jennings
W. DEAN JENNINGS

Betty Bailey
BETTY BAILEY

Christine Jennings
CHRISTINE JENNINGS

Ramel Bailey
RAMEL BAILEY

STATE OF TENNESSEE)
ss.
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named **W. DEAN JENNINGS AND WIFE, CHRISTINE JENNINGS**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Nashville, Tennessee, this the 8th day of December, 2001.

Barbara F. Warren
Notary Public

My commission expires: 1-25-03

STATE OF TENNESSEE)
ss.
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named **BETTY BAILEY AND HUSBAND, RAMEL BAILEY**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Nashville, Tennessee, this the 8th day of December, 2001.

Barbara F. Warren
Notary Public

My commission expires: 1-25-03

I hereby certify or swear that the actual consideration for this transfer or value of the property transferred, whichever is greater is $90,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Betty Bailey
Affiant

Sworn to and subscribed before me this the 8th day of December, 2001

Barbara F. Warren
Notary Public

My commission expires: 1-25-03