WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/25/02 08:59 2pgs
Fees:13.00 Taxes:230.14

20020225-0023413

STATE OF TENNESSEE
COUNTY OF ROBERTSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF February, 2002

Notary Public

MY COMMISSION EXPIRES: 5-30-04
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Escrow-Robertson County, 2784-A Highway 31W, White House, Tennessee 37188

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Foxworthy, Inc. (NAME)	Owner (NAME)	MAP 106 GROUP 14
200 Galleria Parkway Ste 1880 (ADDRESS)	(ADDRESS)	PARCEL 13
Atlanta, GA 30339 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	6 DA 10585

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, Hoyt Bell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Foxworthy, Inc.

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. 25 on the Plan of Raymond Heights Subdivision, as of record in Book 1424, Page 141, Register's Office for Davidson County, Tennessee.

Said Lot No. 25 fronts 90 feet on the westerly side of Loney Drive and extends back between lines 148.5 feet on the southerly line and 171.4 feet on the northerly line, to a dead line in the rear measuring 58 feet thereon.

Being the same property conveyed to Joyce K. Robinson and wife, Gladys V. Robinson by deed from Rembert Woodroof and wife, Margrette Woodruff of record in Book 1974, Page 203, Register's Office, Davidson County, Tennessee. The said Joyce K. Robinson and wife, Gladys V. Robinson have since deceased. The said Joyce K. Robinson predeceased his wife, Gladys V. Robinson. The will of Gladys Virginia Bell Robinson (same as Gladys V. Robinson) left all real property to Hoyt Bell as her only heir.

Gladys Virginia Bell Robinson and Gladys V. Robinson is one in the same person.

This is the same description as in previous deed of record.

CONTINUED

This is improved (X) property, known as 1877 Loney Drive, Nashville, Tennessee 37210 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
unimproved ( )

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 1st day of February, 2002

Hoyt Bell

Hoyt Bell

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hoyt Bell 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 White House Tennessee, this 1st day of February, 2002.

Commission expires 5-30-04

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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

LEGAL DESCRIPTION CONTINUATION

This conveyance is subject to any and all easements, if any.

This conveyance subject to such easements, setback lines, and restrictive covenants of record in said Register's Office.