BOX 14-B

Davidson County DEEDWARR
Recvd: 02/27/02 15:47 2pgs
Fees:13.00 Taxes:92.50
20020227-0025217

Prepared By:
NEAL & HARWELL, PLC
2000 First Union Tower
150 Fourth Avenue, North
Nashville, Tennessee 37219
(615) 244-1713

WARRANTY DEED

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL:
Clarence Summey, Jr. 709 S. Summerfield Drive Nashville, TN 37115	SAME	Map 92-06 Parcel 60

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, Lonnie Pulley, an unmarried man, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto Clarence Summey, Jr., the GRANTEE herein, his heirs, successors and assigns, a certain tract of land in Davidson, Tennessee, described as follows, to wit:

BEING Lot No. 260, Block 13, Map Subdivision of the Heffernan Place, a plan of which is of record in Book 161, Page 138, Register's Office for Davidson County, Tennessee.

SAID Lot No. 260 fronts 50 feet on the South side Eden Street and runs back southerly between parallel lines, 150 feet to an alley.

BEING the same property conveyed to Lonnie Pulley by warranty deed from Emma Lipscomb, conservator for Susie Mai Smith, of record in Book 6623, Page 938, said Register's Office.

This is the same legal description as used in the last instrument of conveyance.

This is improved property known as 2705 Eden Street, Nashville, TN 37208.

TO HAVE and to HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs, successors and assigns forever.

GRANTOR covenants with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, that he has good right to convey it and the same is unencumbered except for the following:

A) The real property taxes for 2002, which have been prorated between the parties.

GRANTOR further covenants and binds himself, his heirs, successors and representatives to warrant and forever defend the title to the said land to the GRANTEE, his heirs, successors and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 2/27 day of February, 2002.

LONNIE PULLEY

ACKNOWLEDGMENTS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, Lonnie Pulley, the within named 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 seal, at office in Nashville, Tennessee, this the 27th day of February, 2002.

Notary Public

My Commission Expires:
Oct 25, 2003

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $25,000.00.

Affiant

Sworn to and subscribed before me this 27th day of February, 2002.

Notary Public

My Commission Expires:
Oct 25, 2003

N:\Clients N-T\Pulley, Lonnie 08085\Last Will and Testament 12313\Other\Warranty Deed.doc