BOX 15

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/15/02 16:11 3pgs
Fees:18.00 Taxes:1176.60
20020315-0033194

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 318,000.00

Nicholas Paul Young
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF March, 2002

Notary Public

MY COMMISSION EXPIRES: January 31, 2004
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicholas Paul Young (NAME)	SAME (NAME)	117-15/144.00
1702 Green Hills Drive (ADDRESS)	(ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Claudia G. Maddox, Co-Executor and Nancy G. Hemmrich, Co-Executor, Estate of Lois O. Garrison

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nicholas Paul Young and wife, Barbara Teague Young

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:

TRACT I:
Land in Davidson County, Tennessee, being Lot No 10 on the Map of Green Hills Subdivision No. 2, of record in Book 547, page 139, Register's Office for said County.Said Lot No. 10 fronts 75 feet on the northerly side of Green Hills Avenue, or Drive, and runs bank between Parallel lines 150 feet to a dead line.

TRACT II:
Beginning on the northerly right of way of Green Hills Drive at the original common corner of Lots Nos. 10 and 11 on the Plat of Green Hills Subdivision No. 2, as of record in Plat Book 547, page 139, Register's Office for Davidson County , Tennessee; thence with said right of way N 86 deg. 08 min 57 sec W. 0.6 feet to the new corner of said lots; thence with the new line of said Lots N 3 deg 16 min 32 sec E, 150.02 feet to the new common corner of said Lots; thence with the northerly line of the herein described parcel S 86 deg 00 min 00 sec E, 11.1 feet to the original common corner of said Lots as shown on the aforementioned plat of record; thence with the original lot line between said Lots S 7 deg 17 min 40 sec W, 150.25 feet to the northerly right of way of Green Hills Drive and the point of beginning (containing approximately 877 square feet).

TRACT I:
Being all the same property conveyed to C.R. Garrison and wife, Lois Garrison, by deed from Alma Parris Beasley Maynard and husband, James Franklin Maynard of record in Book 2905, page 321, said Register's Office, Subsequently, C.R. Garrison having predeceased Lois Garrison and title having vested in Lois Garrison as the surviving tenant by the entirety. Lois Garrison then having

CONTINUED

unimproved ( )
This is improved (X) property, known as 1702 Green Hills Drive, Nashville, TN 37215
(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 our hand s this 11th day of March, 2002

Claudia G. Maddox, Co-Executor

Claudia G. Maddox, Co-Executor

Nancy G. Hemmrich, Co-Executor

Nancy G. Hemmrich, Co-Executor

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 Claudia G. Maddox, Co-Executor and Nancy G. Hemmrich, Co-Executor, Estate of Lois O. Garrison

the bargainor s, 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 and official seal at Nashville, Tennessee, this 11th day of March, 2002.

Commission expires January 31, 2004

Notary Public

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

LEGAL DESCRIPTION CONTINUATION

died and title having vested in Claudia G. Maddox and Nancy G. Hemmrich by Will of record in volume No. 2279/417927, Probate Court Clerks Office for Davidson County, Tennessee.

TRACT II:
Being all the same property conveyed to Lois O. Garrison by deed from Elizabeth Caldwell Thompson of record in Book 10979, page 847. the said Lois O. Garrison having died testate and property having vested in Claudia G Maddox and Nancy G. Hemmrich by will of record in Volume No. 2279/417927, Probate Court Clerks Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.