NEW OWNER:

MONTY MIRES
5361 STEWARTS FERRY PIKE
MT. JULIET, TN 37122

SEND TAX BILLS TO:
NEW OWNER

Map 98-9 Group A Parcel 18

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 Castle Heights Ave. North
Lebanon, TN 37087
FILE NO: 02-0272

D E E D

FOR AND IN CONSIDERATION of the sum of **One Hundred Eighty-Five Thousand and 00/100 Dollars ($185,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **CHARLES S. MCCANDLESS and wife, ZELDA C. MCCANDLESS** ("Grantor") has this day bargained and sold and by these presents do hereby transfer and convey unto **MONTY MIRES, unmarried,** ("Grantee"), his/her heirs and assigns, forever, the following tract or parcel of land, situated and lying in the **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 117 on the Plan of Lake Shore, Phase One, of record in Book 6900, page 684, Register's Office for Davidson County, Tennessee, to which said plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Charles S. McCandless and wife, Zelda C. McCandless by deed from Wayne Mayo, Inc., dated November 30, 1990, and of record in Book 8249, page 20, Register's Office for Davidson County, Tennessee.

This description is the same as in the prior deed.

Davidson County DEEDWARR
Recvd: 04/11/02 15:18 3pgs
Fees:18.00 Taxes:684.50
20020411-0045230

THIS IS IMPROVED PROPERTY.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his/her heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 6900, Page 684, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS OUR SIGNATURES hereto this 28th day of March, 2002.

Charles S. McCandless
CHARLES S. McCANDLESS

Zelda C McCandless
ZELDA C. MCCANDLESS

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **CHARLES S. MCCANDLESS**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of March, 2002.

GREGORY GILL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

NOTARY PUBLIC

My commission expires: 10/12/2003

STATE OF TENNESSEE

COUNTY OF Wilson

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **ZELDA C. MCCANDLESS**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of March, 2002.

Barbara C. Parrish

NOTARY PUBLIC

BARBARA C. PARRISH NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My commission expires: 7-27-2004

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The actual consideration or value, whichever is greater, for this transfer is **$185,000.00**.

AFFIANT

Sworn to and subscribed to before me this 28th day of March, 2002.

NOTARY PUBLIC

My commission expires: 10/12/2003