State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $105,000.00

Subscribed and sworn to before me, this 15th day of April, 2002.

Affiant

Notary Public

Commission Expires: 12/16/2003

Davidson County DEEDWARR
Recvd: 04/18/02 09:53 2pgs
Fees:13.00 Taxes:388.50

20020418-0048032

Warranty Deed

Prepared by

First National Financial
Title Services, Inc.
15 Century Boulevard, Suite 101
Nashville TN 37214

File No. N10647

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Raymond Peck and Helen Peck **108 Ryburn Drive** **Old Hickory, Tennessee 37138** MAP & PARCEL NO. **053-06-0/002.00**	**1st Trust Bank For Savings** **P.O. Box 17257** **Memphis, TN 38187-0257**

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,

George W. Sutherland, Jr. and wife, Tara A. Sutherland,

Hereinafter called Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto

Raymond Peck and wife, Helen Peck

Hereinafter called grantee(s), their heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in **Davidson** County, State of Tennessee, more particularly described as follows:

A CERTAIN TRACT or parcel of land in Davidson County, Tennessee, described as follows to wit:

Being Lot No. 36 and part of Lot No. 37 on the Plan of Fairway View, of record in Plat Book 2900, Page 41, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Said part of Lot No. 37 is further described as follows: Beginning at a point in the northwesterly margin of Ryburn Drive, said point being the corner to and in the property line of Lot No. 36; thence extending back with the line of Lot No. 36, 146.6 feet to a point in the rear line of Lots No. 36 & 37; said point being the adjoining rear corner of Lots No. 36 & 37; thence following the rear line of Lot No. 37, 6' 10" to a stake in said line; thence with a straight, direct line running in a northeasterly direction to the point of beginning.

Being the same property conveyed unto George W. Sutherland, Jr. and wife, Tara A. Sutherland, by Warranty Deed, from William W. Green, Jr., dated June 25, 1998, recorded June 26, 1998, in Book 10994, Page 731, of the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: **108 Ryburn Drive, Old Hickory, TN 37138.00**.

To have and to hold the said tract or parcel of land, with the appurtenance, 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 **April 15, 2002** .

George W. Sutherland, Jr., Grantor

Tara A. Sutherland, Grantor

State of Tennessee
County of Davidson

On this 15th day of April, 2002, before me personally appeared **George W. Sutherland, Jr. and wife, Tara A. Sutherland**, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.

My Commission Expires: 2-10-2003

Notary Public

Warranty Deed

F:\tw\apps...\WD2