Davidson County DEEDWARR
Recvd: 05/08/02 15:41 3pgs
Fees:18.00 Taxes:4070.00

20020508-0057013

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$1,100,000.00.**

Affiant

Subscribed and sworn to before me, this the 1st day of May, 2002.

Notary Public

My commission expires: 11-29-03

JOYCE JORDAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires NOV. 29, 2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
George deZevallos	**SAME**	**159-02-069.00**
1201 Carl Seyfert Memorial Drive		
Brentwood, Tennessee 37027		

FOR AND IN 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 ACKNOWLEDGE, WE,

Patrick K. Fay and wife, Donna L. Fay

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

George deZevallos

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:

FOR LEGAL DESCRIPTION, SEE EXHIBIT "A " ATTACHED HERETO AND MADE A PART HEREOF.

Being the same property conveyed to Gregory S. Perrone, Trustee, with full power to mortgage, transfer, sell or convey without the joinder of any beneficiary by deed from William N. Frasch and wife, Sherry E. Frasch of record in Book 10874, Page 306, Register's Office for Davidson County, Tennessee. Thence conveyed to Patrick K. Fay and wife, Donna L. Fay by Quit Claim Deed from Gregory S. Perrone, Trustee, with full power to mortgage, transfer, sell or convey without the joinder of any beneficiary, of record in Book 10874, Page 310, Register's Office for Davidson County, Tennessee.

This is improved (__X__) Unimproved (____) property, known as **1201 Carl Seyfert Memorial Drive, Brentwood, Tennessee 37027**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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/our hand(s) this 1st day of May, 2002.

Patrick K. Fay, by Gregory S. Perrone, his attorney in fact

Donna L. Fay, by Gregory S. Perrone, his attorney in fact

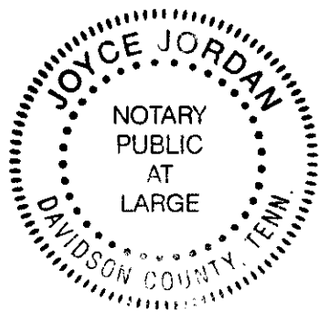
STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **GREGORY S. PERRONE**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the **ATTORNEY IN FACT** for **PATRICK K. FAY and DONNA L. FAY,** and that he as such **ATTORNEY IN FACT** being authorized so to do, executed the foregoing instrument for the purposes therein contained as the free act and deed of said **PATRICK K. FAY and DONNA L. FAY.**

Witness my hand and official seal, at office at Brentwood, Tennessee on this **1st** day of **May, 2002.**

Joyce Jordan
Notary Public

My Commission Expires: 11-29-03



My Commission Expires NOV. 29, 2003

LEGAL DESCRIPTION EXHIBIT "A"

A tract of land in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being a part of Lot No. 3 on the Plan of the Subdivision of the Lands of Allen Cotton, not of record and described according to a boundary survey by Hart, Freeland, Roberts, Inc. dated 8-27-70, as follows:

BEGINNING at a point at the Southwest corner of the intersection of Granny White Pike and Carl Seyfert Memorial Drive; thence with the Southerly margin of said Drive, North 84 deg. 32' West 105.94 feet to a point; and continuing with said margin of said Drive along a curve to the left having a radius of 225 feet, southwestwardly 193.27 feet to a monument; and further continuing with said margin South 46 deg. 15' West 66.95 feet to a monument at the most Northerly corner of Lot 2, on the plan of Galaxy Estates of record in Book 4175, page 77, Register's Office for said county; thence with the Northeasterly line of said Lot 2, South 33 deg. 43' East 211.20 feet to a monument in the Northerly line of the Dobyns property, thence with the Northerly line of the Dobyns property, South 80 deg. 05' East 163.35 feet to the Westerly margin of Granny White Pike; thence with said margin of said Pike, with a slight curve to the right, northwardly a distance of 306.52 feet to the point of beginning; containing 1.632 acres.