Prepared by:
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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $125,000.00.

Affiant

Subscribed and sworn to before me, this 16 day of January, 2002.

Notary Public

My commission expires 11-27-2004

Davidson County DEEDWARR
Recvd: 06/07/02 15:08 2pgs
Fees:13.00 Taxes:462.50
20020607-0069756

Address of New Owner:	Send Tax Bills to:	Tax Information
Stephen M. Lineweaver 8335 Sawyer Brown Rd. Nashville, TN 37221	Same	Map Parcel 155-14 5

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, A. W. Chaffin and wife, Edna L. Chaffin, hereinafter called the Grantor(s), have bargained and sold, and do hereby transfer and convey unto Stephen M. Lineweaver, a married person, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 5 on the Final Plat of Chaffin Subdivision No. 5, of record as instrument number 2000033110032265, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete description.

Being the same property conveyed to A. W. Chaffin and wife, Edna L Chaffin by deed from Roy B. Smith and wife, Baby R. Smith of record in Book 5421, page 89, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2001 taxes a lien which are not yet due and payable. 2) All matters appearing on Final Plat of Chaffin Subdivision No. 5 recorded as instrument # 2000033110032265, Register's Office for Davidson County, Tennessee. 3) The following Restrictions: a) Drive culvert to be constructed in accordance with final plat; b) All easements listed on final plat; c) Minimum setback from front property line at least 100 feet; d) Minimum side line off set at least 15 feet; e) Minimum floor space of heated living area shall be at least 3,500 square feet excluding porches, carports and garages; f) Exterior of dwelling is required to be 75% brick or 100% log; g) Fencing is permitted; h) Horses and ponies are permitted; I) No swine or foul are permitted; j) This property is for residential use only; k) No commercial use allowed; l) No animal breeding allowed; m) No organized subdivision or neighborhood associations are allowed; n) Only joint drive entrances are authorized in accordance with final plat.

This property is unimproved property known as 8835 McCrory Lane, Nashville, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 16th day of January, 2002.

A. W. Chaffin

Edna L. Chaffin

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 A. W. Chaffin and wife, Edna L. Chaffin, 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 16th day of January, 2002.

Notary Public

My Commission expires: 11-24-2004

MICHAEL R. THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE