STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.

Mary Jo Clark
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 10th day of June, 2002.

M L Nuckolls
Notary Public

My Commission Expires: 8-14-05

NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 06/24/02 09:00 2pgs
Fees:13.00 Taxes:684.50
20020624-0075378

ADDRESS NEW OWNER(S) AS FOLLOWS:
Harold L. Buck and Virginia M. Buck
7228 River Bend Road
Nashville, Tennessee 37221

SEND TAX BILLS TO:

OWNER

MAP-PARCEL NUMBERS:
141-120-C-019.00CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Donald R. Pennington, Jr. and wife, Lynda J. Pennington** hereinafter referred to as Grantors, hereby transfers and conveys to **Harold L. Buck and wife, Virginia M. Buck** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of River Bend of record in Book 6900, Page 504 and 505, as amended by Surveyor's Correction Deed of record in Book 7465, Page 833, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Donald R. Pennington, Jr. and wife, Lynda J. Pennington by deed from John D. Minton Construction Company, Inc. of record in Book 9189, Page 716, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2002, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 6900, Page 504 and 505, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 7112, Page 481, Book 7308, Page 805, Book 7308, Page 808, Book 7336, Page 15, and Book 7549, Page 893, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 7347, Page 643, Register's Office for Davidson County, Tennessee.

Surveyor's Certificate of Correction of record in Book 7465, Page 833, said Register's Office.

HOA Charter of record in Book 7347, Page 636, Book 8179, Page 869, and Book 9359, Page 153, said Register's Office.

Conveyance of Common Area of record in Book 9462, Page 679, said Register's Office.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2002, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 7228 River Bend Road, Nashville, Tennessee 37221.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 10th day of June, 2002.

Donald R Pennington

Donald R. Pennington, Jr.

Lynda J Pennington

Lynda J. Pennington

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald R. Pennington, Jr. and wife, and Lynda J. Pennington, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of June, 2002.

Notary Public

My Commission Expires: 11-22-05

05342-BP