THIS INSTRUMENT PREPARED BY: Mudter & Patterson, Attorneys-at-Law 2000 Richard Jones Rd., #110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 19098	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $90,000.00 Affiant Subscribed and sworn to before me, this 20th day of June, 2002. Notary Public My Commission Expires:

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
WILSON L. CLIFTON	NEW OWNER	MAP 156-9
P. O. Box 613		PARCEL 46
Dickson, TN 37056		FB#9D 83686

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, CHASE CREEK, LLC, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to WILSON L. CLIFTON, UNMARRIED, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in DAVIDSON County, Tennessee, more particularly described on Exhibit "A" hereto.

This is unimproved property.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 20th day of June, 2002.

CHASE CREEK, LLC

By: Patrick Malone

PATRICK MALONE, CHIEF MANAGER

Davidson County DEEDWARR
Recvd: 07/03/02 10:54 2pgs
Fees:13.00 Taxes:333.00

20020703-0080125

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PATRICK MALONE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the CHIEF MANAGER of CHASE CREEK, LLC, the maker, or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 20th day of June, 2002.

My Commission Expires:

Notary Public

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 21 on the Plan of Section Two Chase Creek, as of record in Plat Book 9700, page 524, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Chase Creek, LLC, a Tennessee Limited Liability Company by deed from M. A. Webb and wife, Eddie M. Webb of record in Book 10463, Page 975 and by deed from Railroad Services, Inc, a Tennessee corporation of record in Book 10463, page 979, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2002 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 10659, page 914; (3) Easements of record in Book 10767, page 5; (4) Charter of record in Book 10391, page 570; and (5) All matters appearing on the Plan of record in Plat Book 9700, page 524, said Register's Office.