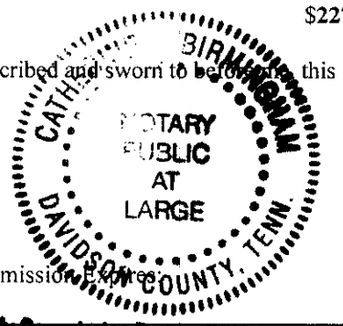
State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $227,500.00

Subscribed and sworn to before me this 8th day of July, 2002.



Affiant

Notary Public

Commission Expires:

My Commission Expires JULY 30, 2005

Warranty Deed

Prepared by

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

File No. N10988

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Clayton B. Wellman and Gloria Wellman **4125 Drakes Branch Road** **Nashville, Tennessee 37218** MAP & PARCEL NO. **058-15-0/044.00**	**Same**

Davidson County DEEDWARR
Recvd: 07/11/02 11:20 2pgs
Fees:13.00 Taxes:841.75

20020711-0083505

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,

Jeffrey C. Williams and Jacquelyn A. Williams-Garrett and Janice R. Williams-Wooten,

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

Clayton B. Wellman and wife, Gloria Wellman

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 the Second Councilmanic District of Metro Nashville, Davidson County, Tennessee, being described as follows:

Being Lot No. 3, Williamswood as of record in Book 3842, Page 146, of the Register's Office for Davidson County, Tennessee, also being parcel (44) on Tax map 58-15 and being more particularly described as follows:

Beginning at a point on the westerly right-of-way line of Drakes Branch Road, said point being 130.8 feet, more or less, North of the Northerly right-of-way line of Fairview Drive as measured along the Westerly right-of-way line of Drakes Branch Road, said point also being the Northeasterly corner of R.V. Sharp Parcel 27 on Map 69; thence, with the common line between R.V. Sharp Parcel and herein described Lot No. 3, Williamswood, North 83° 41' 26" West 276.26 feet to a point; thence North 72° 51' 20" West 85.52 feet to a point in the Easterly line of Royal Crest Subdivision as of record in Book 3700, Page 86, of the Register's Office for Davidson County, Tennessee; thence, with the East line of Royal Crest North 4° 22' 10" East 151.49 feet to a point at the common corner of Lots 2-B and 3; North 87° 12' 55" East 353.55 feet to a point on the westerly right-of-way of Drakes Branch Road; thence, with the Westerly right-of-way of Drakes Branch Road with a curve to the right (radius 1289.74 feet) Southerly a distance of 200 feet to a point; thence, South 6° 06' West 24.22 feet to the point of beginning and containing 1.54 acres, more or less.

Being the same property conveyed unto Jeffrey C. Williams, Jacqueline A. Williams-Garrett, and Janice R. Williams-Wooten by Quitclaim Deed from Cordell H. Williams and wife, Ruth G. Williams, dated

May 24, 1997, recorded July 15, 1997, in Book 10529, Page 841, of the Register's Office for Davidson County, Tennessee. See also Book 3896, Page 973, of the same Office.

THIS IS IMPROVED PROPERTY KNOWN AS: **4125 Drakes Branch Road, Nashville, Tennessee 37218**.

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 **July 08, 2002** .

Jeffrey C Williams

Jeffrey C. Williams, Grantor

Jacquelyn A. Williams-Garrett, by Jeffrey C Williams by Attorney in Fact, Grantor

Jacquelyn A. Williams-Garrett, by Jeffrey C. Williams by Attorney-in-Fact, Grantor

Janice R Williams-Wooten

Janice R. Williams-Wooten, Grantor

State of Tennessee
County of Davidson

On this **8th** day of **July, 2002**, before me personally appeared **Jeffrey C. Williams and Janice R. Williams-Wooten**, 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.

CATHERINE C. BIRMINGHAM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 30, 2005

Witness my hand and official seal.

My Commission Expires:

Catherine C Birmingham
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the **8th** day of **July, 2002**, before me personally appeared **Jeffrey C. Williams**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **Jacquelyn A. Williams-Garrett** as her attorney-in-fact and acknowledged that she executed the same as the free act and deed of said **Jacquelyn A. Williams-Garrett**.

Witness my hand and official seal at office in Nashville, Davidson County, Tennessee, this 8th day of July, 2002.

Catherine C Birmingham
NOTARY PUBLIC

My Commission Expires:

Warranty Deed

CATHERINE C. BIRMINGHAM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 30, 2005

F:\wlapps \WD2