THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075
Our File Number: 12493K

Davidson County DEEDWARR
Recvd: 07/18/02 08:38 2pgs
Fees:13.00 Taxes:406.63
20020718-0086408

MAP/GROUP/PARCEL:
136-03-O-C/125.00 CO

NEW OWNER'S NAME AND ADDRESS:
ADONIS D. HOLBROOKS AND
JAIMEE D. HOLBROOKS
3707 Colonial Heritage Drive
Nashville, Tennessee 37217

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, Patricia Fox-Dale (formerly known as Patricia A. Fox), a married woman, hereinafter called Grantor, does hereby transfer and convey unto Adonis D. Holbrooks and Jaimee D. Holbrooks, husband and wife, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 38 on the Plan of Heritage Village of Priest Lake Park, Section II, as of record in Book 5200, Page 106, Register's Office for Davidson County, Tennessee.

Said Lot No. 38 fronts 36.91 feet on the southerly margin of Colonial Heritage Drive and extends back 165.61 feet on the northeasterly line and 138.59 feet on the westerly line to a broken line in the rear measuring 212.50 feet thereon.

The subject property is improved property commonly known as 3707 Colonial Heritage Drive, Nashville, Tennessee.

BEING the same property conveyed to Patricia A. Fox herein by deed of record in Book 6607, Page 128, Register's Office for Davidson County, Tennessee. Patricia A. Fox and Patricia Fox-Dale is one and the same person. Roger Dale, husband of Patricia Fox-Dale has never occupied said property as homestead.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with Grantees that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds herself, her successors, and representatives to warrant and defend the title to the said land to Grantees and heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Patricia Fox-Dale

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Patricia Fox-Dale, with whom I am personally acquainted, and made oath that she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 15th day of July, 2002.

NOTARY PUBLIC

My Commission Expires:

CHRIS FORSYTHE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires October 15, 2003

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $109,900.00.

AFFIANT

Sworn to and subscribed before me, this the 15th day of July, 2002.

NOTARY PUBLIC

My Commission Expires:

CHRIS FORSYTHE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires October 15, 2003