THIS INSTRUMENT PREPARED BY:
Timothy L. Takacs, Attorney
201 Walton Ferry Road
Hendersonville, TN 37075

From information furnished by the parties.

Address New Owner(s)
Gail Phebus and Flora Mae Oliver
1303 Shagbark Trail
Murfreesboro, Tennessee 37130

Send Tax Bills To
same

Map-Parcel No.
142-5-A
54-54A

Deed Creating Joint Tenancy with Right of Survivorship

For and in consideration of the sum of $45,000.00, the receipt of which is hereby acknowledged, Gail B. Gober (now known as Gail Phebus) , Grantor, transfers and conveys to Gail Phebus and Flora Mae Oliver, Grantees, as joint tenants with right of survivorship, a certain tract or parcel of land located in Davidson County, Tennessee:, and more particularly described as follows:

LAND in Davidson County, Tennessee, being a part of the Plan of River Plantation, Section Two, Condominium Apartments, as of record in Book 4460, pages 136 and 137, said Register's office, the part hereby described being:

Unit No. J-2 on said Plan together with carport designated No. J-2-C as shown in and described by the Master Deed establishing Horizontal Property Regime with respect to River Plantation, Section Two Condominium.

Being the same property conveyed to Gail B. Gober by deed from Emma Shelton Turner, et vir and Lynn Turner, of record in Book 5721, Page 9, Register's Office for Davidson County, Tennessee.

This is improved property known as 500 Plantation Drive, #J-2, Nashville, Tennessee 37221.

The purpose of this conveyance is to create in the Grantees a joint tenancy with right of survivorship in the aforesaid property.

TO HAVE AND TO HOLD this tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, Grantee's heirs, successors, and assigns, in fee simple forever.

GRANTOR does hereby covenant with the Grantee that Grantor is lawfully seized and possessed of this land in fee simple, has a good right to convey it, and that the same is unencumbered except for:

Taxes for the year 2002.

Grantor does further covenant and bind Grantor, its successors and assigns, to warrant and forever defend the title to this land to the Grantee, Grantee's heirs, successors, and assigns against lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise, except as to those matters set forth above to which this conveyance is expressly made subject.

Signed on July 17, 2002.

Gail B. Gober / Gail Phebus

Gail B. Gober (now known as Gail Phebus)

Davidson County DEEDWARR
Recvd: 07/19/02 15:01 2pgs
Fees:13.00 Taxes:166.50

20020719-0087291

State of Tennessee
County of Sumner

Personally appeared before me, Gail Phebus, Grantor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, on July 17, 2002.

Notary Public
My commission expires: Aug. 10, 2004

State of Tennessee
County of Sumner

The actual consideration or value whichever is greater, for this transfer is $ 45,000.00 . Subscribed and sworn to before me on July 17, 2002.

Gail Phebus, Affiant

Notary Public
My commission expires: Aug 10, 2004