Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075
File No. [illegible]

Record & Return To:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

ANGELA A. RAMSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 110,000.00.

Charles D. Lyddane
Affiant

Subscribed and sworn to before me, this 22nd day of July, 2002.

Angela A. Ramsey
Notary Public: Angela A. Ramsey
My commission expires: 05/28/06

Address of New Owner:	Send Tax Bills to:	Tax Information
Charles D. Lyddane 743 Fitzpatrick Road Nashville, TN 37214	New Owner	096-16-0-116.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Harold G. Pedigo, Sr., married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Charles D. Lyddane, hereinafter called the Grantees, their successors 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. 9 on the Plan of Larchwood, Section One-A, of record in Plat Book 5060, Page 137, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Harold Glenn Pedigo, Jr. by deed from Metropolitan Nashville Airport Authority, of record in Book 9275, Page 717, Register's Office for Davidson County, Tennessee; being further conveyed to Harold Reeves, Trustee by QuitClaim Deed of record in Book 10997, Page 126, said Register's Office; and being further conveyed to Harold G. Pedigo, Sr., married, by QuitClaim Deed of record in Book 10997, Page 126, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is not the principal residence of the grantor.

This property is improved property known as 743 Fitzpatrick Road, Nashville, TN 37214

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 07/26/02 15:38 2pgs
Fees:13.00 Taxes:407.00

20020726-0090189

WITNESS my hand this 22nd day of July, 2002.

Harold G. Pedigo, Sr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Harold G. Pedigo, Sr., with whom I am personally acquainted, and who acknowledged ~~they~~ he executed the within instrument for the purposes therein contained

Witness my hand in Hermitage, Tennessee, this 22nd day of July, 2002.

Notary Public: Angela A. Ramsey

My Commission expires 05/28/06

ANGELA A. RAMSEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006