THIS INSTRUMENT PREPARED BY/
PLEASE RETURN TO:
American Escrow Company
P. O. Box 1733
Hendersonville, TN 37077

Davidson County DEEDWARR
Recvd: 08/14/02 11:20 2pgs
Fees:13.00 Taxes:110.63
20020814-0098340

WARRANTY DEED

Address of New Owner(s) as Follows:	Mortgagee: Send Tax Bills To:	Map-Parcel Numbers
Jerry Harlan 613 Old Hickory Blvd. West Madison, TN 37115	New Owner	P/O 51-3-31 11D 14525

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Michael D.McClain and wife, Karen C. McClain

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Jerry Harlan

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 2 on the Plan of McClain Property of record in Instrument No2002080-70095042, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

The subject property conveyed herein is subject to the following restrictions which shall run with the land:
1. Improvements to the land shall have a minimum of 1,200 square feet of livable space, with brick or stone foundations.
2. Residence shall be required to have a minimum of a 2 car garage.

Being a part of the same property conveyed to Michael D.McClain and wife, Karen C. McClain by Deed of record in Document No. 20010802-0081843, Register's Office for Davidson, County, Tennessee.

This conveyance is subject to all restrictions and easements of record.

This is unimproved property known as: Lot on Sanders Avenue Madison, TN 37115

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 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 OUR HANDS THIS 13th day of August, 2002

Michael D.McClain — Michael D. McC

Karen C. McClain — Karen C. McClain

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, Michael D.McClain and wife, Karen C. McClain

with whom I am personally acquainted, and who acknowledged that he/he/they executed the within instrument for the purposes therein contained.

Witness my hand, at office the 13th day of August, 2002

My Commission expires August 24, 2003

K. J. Shelton
Notary Public

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transaction is $ 29,000.00

Affiant

Subscribed and sworn to before me this 13th day of August, 2002

K. J. Shelton
Notary Public

My Commission Expires: August 24, 2003

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires AUG 24, 2003