ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Ralph T. Hall Charlene C. Hall 3115 Cloverwood Drive Nashville, TN 37214	Union Planters Bank, National Association Attn: Tax Dept. 7130 Goodlett Farms Parkway Cordova, TN 38016	MAP and PARCEL 96-11 64

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

Davidson County DEEDWARR
Recvd: 08/30/02 11:11 2pgs
Fees:13.00 Taxes:314.50

20020830-0105205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Fred G. Metcalf, Jr., a single person** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Ralph T. Hall and Charlene C. Hall, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 629, on the Map of Cloverhill Section VIII, as of record in Book 2331, Pages 10 and 11, Register's Office for said County, as follows:

Beginning at a point in the south margin of Cloverwood Drive at the corner of Lots 629 and 630; thence with the line between said lots, southerly 115 feet to a corner of Lots 628; thence with the line between Lots 628 and 629, southeasterly 119.9 feet to the westerly margin of Templewood Drive; thence with the margin of the same, northerly 150 feet to the beginning of a curve; thence around said curve, northwesterly 31.42 feet to the south margin of Cloverwood Drive; thence with the margin of the same, westerly 110 feet to the point of beginning.

The the same property conveyed to Fred G. Metcalf, Jr., and wife, Ruth G. Metcalf, by Warranty Deed dated August 12, 1955, from M.C. Butts and wife, Dixie R. Butts, of record in Book 2445, Page 329, Register's Office for Davidson County, Tennessee. The said Ruth G. Metcalf having since died leaving Fred G. Metcalf, Jr., as the sole surviving tenant by the entirety.

This is property with a common address of 3115 Cloverwood Drive, Nashville, TN 37214.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: **(1) Property taxes for the current year and all subsequent years, taxes for the current year being prorated and payment of same being assumed by the Grantees; (2) The Plan of Record in Book 2331, Pages 10 and 11, said Register's office and all matters therein; (3) Restrictive Covenants of record in Book 2334, Page 307, said Register's office.**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $85,000.00

X Ralph T. Hall
Affiant

Subscribed and sworn before me this 28th day of August, 2002.

My Commission Expires: 1/28/2006

Notary Public

CINDY S. SMITH NOTARY PUBLIC ST

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **28th** day of **August, 2002**.

X Fred G Metcalf Jr
Fred G. Metcalf, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Fred G. Metcalf, Jr., a single person** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this **28th** day of **August, 2002**.

Notary Public
My Commission Expires: 10-06-06

File No. 0208-221