(2)

To: 36

THIS INSTRUMENT PREPARED BY: ***Douglas A. Brace*** ***ORTALE, KELLEY, HERBERT & CRAWFORD*** *200 Fourth Avenue North, Third Floor* *P.O. Box 198985* *Nashville, TN 37219-8985* *(615) 256-9999*	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $332,000.00.* *Affiant* *Notary Public* *My commission expires*

RUBYE E. RAINEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

NOTARY PUBLIC AT LARGE
Rubye Rainey
My Commission Expires
March 3, 2003

Name and Address of New Owner:

Stephen E. and Lana G. Farner
1003 Noelton Avenue
Nashville, TN 37204

Send Tax Bills To:

SAME

Davidson County DEEDWARR
Recvd: 09/06/02 15:51 2pgs
Fees:13.00 Taxes:1228.40

20020906-0108505

Street Address of Subject Property:

1003 Noelton Avenue
Nashville, TN 37204

Map and Parcel:

118-09-004

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **MICHAEL L. WALES AND WIFE, GAIL PRESTON WALES,** hereinafter called "**GRANTORS,**" have bargained and sold, and by these presents do transfer and convey unto **STEPHEN E. FARNER AND WIFE, LANA G. FARNER,** hereinafter called "**GRANTEES,**" their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Lot No. 11 on the Plan of Leonte Subdivision of Lots 17-19, 24 to 26 in Noelton, not of record.

Beginning on the southerly margin of Noelton Lane, or Fifth Street, at a point 300 feet west of the westerly margin of Tenth Avenue South, said point being the corner of Lots 11 and 12; thence with the line between said two lots southwardly 200 feet to the common corner of Lots 11, 12, 17 and 18; thence with the line between Lots Nos. 11 and 18 westwardly 100 feet to the common corner of Lots Nos. 10, 11, 18 and 19; thence with the line between Lots 10 and 11 northwardly 200 feet to the southerly margin of Noelton Lane; thence with said Lane eastwardly 100 feet to the beginning.

Being the same property conveyed to Michael L. Wales and wife, Gail Preston Wales, by Warranty Deed from William J. Morley, Executor of The Estate of Theresa Boden Morley (formerly known as Theresa Boden Crawford) of record as Instrument No. 20020429-0052265, and re-recorded as Instrument No.

20020906-0108504, to correct a defective acknowledgment, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to Davidson County taxes for 2002 which have been prorated between the parties and assumed by Grantees and any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of ways for public utilities applicable to this property.

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 Grantors do covenant with the said Grantees that they 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 further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title 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 30th day of August, 2002.

MICHAEL L. WALES

GAIL PRESTON WALES

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **MICHAEL L. WALES AND WIFE, GAIL PRESTON WALES,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at Franklin, Tennessee, the day and year first above written.

NOTARY PUBLIC

My commission expires:_____

RUBYE RAINEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

NOTARY PUBLIC AT LARGE
Rubye Rainey
My Commission Expires
March 3, 2003
STATE OF TENNESSEE

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