This Instrument Was Prepared By:
W. WILLIAM DAVIS, ATTORNEY. P.C.
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TENN. 37027

Davidson County DEEDWARR
Recvd: 10/03/02 14:15 2pgs
Fees:13.00 Taxes:407.00
20021003-0120793

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged, ROBERT N. CLAXTON AND WIFE, SUE C. CLAXTON (Collectively "Grantor") has bargained and sold, and does hereby bargain, sell and convey unto GLEN T. MARTIN, UNMARRIED ("Grantee") the following described real estate located in DAVIDSON County, Tennessee, more particularly described as follows:

BEING LOT NO. 825 ON THE PLAN OF CHARLOTTE PARK, SECTION 22, AS OF RECORD IN BOOK 3700, PAGE 67 AND 68. SAID LOT NO. 825 FRONTS 81.5 FEET ON THE NORTHEASTERLY SIDE OF WILCLAY DRIVE AND EXTENDS BACK 146.3 FEET ON THE NORTHWESTERLY LINE AND 132.1 FEET ON THE SOUTHEASTERLY LINE, TO A DEAD LINE IN THE REAR, MEASURING 68.2 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO ROBERT N. CLAXTON AND WIFE, SUE C. CLAXTON BY WARRANTY DEED OF DAVID A. FLOYD AND JAMES E. WHITE, A PARTNERSHIP, D/B/A TOWN AND COUNTY HOMES DATED JUNE 13, 1969 AND RECORDED JUNE 16, 1969 IN BOOK 4342, PAGE 442, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This property is known as 438 WILCLAY DRIVE, NASHVILLE, TENN. 37209

This property is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantee, its (their) successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 20 day of September, 2002

ROBERT N. CLAXTON, GRANTOR

SUE C. CLAXTON, GRANTOR

SHANNON C. SYLVESTER
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires OCT. 1, 2006

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert N. Claxton and wife, Sue C. Claxton with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 20 DAY OF SEPTEMBER, 2002

Shannon C Sylvester
Notary Public

My Commission Expires:_____

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$ 110,000.00** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

SHANNON C. SYLVESTER
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires OCT. 1, 2006

Glenn T. Martin

Affiant

Subscribed and sworn to before me this 20 day of September, 2002

Shannon C Sylvester
Notary Public

Commission Expiration:

RETURN TO:

W. William Davis, Attorney, P.C.
219 Ward Circle Suite 3
Brentwood, Tenn. 37027

SEND TAX BILLS TO:

Bank of America
P.O. Box 1504
Latham, N.Y. 12110-8004

ADDRESS OF NEW OWNER: AND PROPERTY ADDRESS:
438 Wilclay Drive
Nashville, Tenn. 37209

MAP PARCEL NUMBER
102-4-148