WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/08/02 12:41 2pgs
Fees:13.00 Taxes:647.50

20021008-0122619

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF October 2002

Notary Public

MY COMMISSION EXPIRES: 6-7-05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary Barber (NAME)	Old Hickory Credit Union (NAME)	MAP 023
2225 Clay Lick Road (ADDRESS)	1000 Industrial Road (ADDRESS)	PARCEL 099
Whites Creek, TN 37189 (CITY) (STATE) (ZIP)	Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	

FOR AND 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, Roger G. Simpkins and wife, Linda S. Simpkins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary Barber and wife, Lisa G. Barber

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:

PROPERTY in Davidson County, Tennessee, being the property of Fred W. Hunter, et ux as recorded in Book 4324, page 163, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at an iron pin in the westerly margin of Clay Lick Road, this point being 533 feet from the southwest corner of Lickton Pike; thence, leaving the road (Clay Lick) running S 41 degees 25' W for a distance of 241.00 feet to an iron pin in the easterly right-of-way of Interstate 24; thence along the easterly line of I-24 N 22 degrees 57' 49" W for a distance of 210.00 feet to an iron pin, the northwest corner of this tract; thence, N 41 degrees 25' E for a distance of 107.70 feet to a point in the westerly line of Clay Lick Road; thence, along said road, S 32 degrees 20' E for a distance of 110.00 feet to a point; thence, S 38 degrees 55' E for a distance of 100.00 feet to the point of beginning containing 1.08 acres.

BEING the same property conveyed to Roger G. Simpkins and wife, Linda S. Simpkins by Warranty Deed from Fred W. Hunter and wife, Mary C. Hunter of record in Book 5258, page 442, Register's Office for Davidson County, TN.

This conveyance is subject to taxes for the year 2002, and subsequent years, easements and restrictive covenants of record.

unimproved ( )
This is improved (X) property, known as 2225 Clay Lick Road, Whites Creek, TN 37189
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand s this 1st day of October 2002

Roger G. Simpkins

Linda S. Simpkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roger G. Simpkins and wife, Linda S. Simpkins

the bargainor, with whom I am personally acquainted or 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 Goodlettsville, Tennessee, this 1st day of October, 2002.

Commission expires 10-25-03

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public