THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 12842K

MAP/GROUP/PARCEL:
026-07-0/135.00

Davidson County DEEDWARR
Recvd: 10/09/02 14:50 2pgs
Fees:13.00 Taxes:525.03
20021009-0123714

NEW OWNER'S NAME AND ADDRESS:
JASON P. BAXTER
STEPHANIE D. BRADLEY
123 CAMBRIDGE COURT
GOODLETTSVILLE, TENNESSEE 37072

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, BEN HOYT WILLIAMS and SHERRY ANN WILLIAMS, HUSBAND AND WIFE, hereinafter called Grantors, do hereby transfer and convey unto JASON P. BAXTER, AN UNMARRIED MAN and STEPHANIE D. BRADLEY, AN UNMARRIED WOMAN, their heirs and assigns, hereinafter called Grantees, property described as follows:

BEING LOT NO. 213 ON THE PLAN OF WINDSOR GREEN, PHASE II, SECTION I, OF RECORD IN PLAT BOOK 6250, PAGE 989, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

The subject property is commonly known as 123 CAMBRIDGE COURT, GOODLETTSVILLE, TN 37072.

BEING the same property conveyed to Grantors herein by deed of record in Book 9827, Page 228, Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Ben Hoyt Williams
BEN HOYT WILLIAMS

Sherry Ann Williams
SHERRY ANN WILLIAMS

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, BEN HOYT WILLIAMS and SHERRY ANN WILLIAMS, HUSBAND AND WIFE, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 30th day of SEPTEMBER, 2002.

NOTARY PUBLIC

My Commission Expires:
1-25-06

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $141,900.00.

AFFIANT

Sworn to and subscribed before me, this the 30th day of September 2002.

NOTARY PUBLIC

My Commission Expires:
1-25-06