Box 48A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/10/02 13:56 2pgs
Fees:13.00 Taxes:858.40

20021010-0124344

THERESA D. DORSEY NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN. My Commission Expires 9/17/2005

G-8758-E

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 232,000.00

Kelly Dorsey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF October 2002

Theresa D. Dorsey
Notary Public

MY COMMISSION EXPIRES: 9-17-05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James I. Boone (NAME)	Union Planters Bank (NAME)	MAP 51-11
1413 Oakland Acres (ADDRESS)	215 Forrest Street (ADDRESS)	PARCEL 96.00
Madison, TN 37115 (CITY) (STATE) (ZIP)	Hattiesburg, MS 39403 (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, Oscar C. Hays and wife Challye S. Hays and David Brian Hays as joint tenants with the right of survivorship and not as tenants in common *married,
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James I. Boone, a widow

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:

Land in Davidson County, Tennessee, being Lot No. 34 on the Map of Oakland Acres, Section II, of record in Plat Book ~~XXXX~~ 3700, Page 26, Register's Office for Davidson County, Tennessee.

Said Lot No. 34 fronts 140.0 feet on the east side of Oakland Acres Drive and extends back between lines 195.01 feet on the north line and 195.04 feet on the south line to a dead line in the rear on which it measures 140.00 feet.

Being the same property conveyed to Oscar C. Hays and wife, Challye S. Hays and David Brian Hays, as joint tenants with the right of survivorship and not as tenants in common by deed from Susie E. Tillman and Sara Tillman Cook, unmarried persons of record in Instrument No. 200005010042518, Register's Office for Davidson County, Tennessee.
Criss Hays, spouse of David Brian Hays, conveyed all her right, title and interest in subject property to David Brian Hays by Quitclaim Deed of record in Instrument No. 200203110030190, Register's Office for Davidson County, Tennessee.

Criss Hays joins in this conveyance to relinquish any and all right, especially marital rights, which she may have in said property by virtue of her marriage to David Brian Hays.

unimproved ( )
This is improved (X) property, known as 1413 Oakland Acres, Madison, TN 37115
(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 7th day of October, 2002

Oscar C. Hays

David Brian Hays, married

Challye S. Hays

Criss Hays

DCTN01WC

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 Oscar C. Hays and wife Challye S. Hays and David Brian Hays as joint tenants with the right of survivorship and not as tenants in common

~~XXXXXXXXXXXXXXXXX~~

the bargainor s, 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 2nd day of October, 2002.

Commission expires _____

NOTARY PUBLIC AT LARGE
Bertie Jo Whitaker
My Commission Expires
October 25, 2003
STATE OF TENNESSEE

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

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 Criss Hays the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 7th day of October, 2002.

Jeanne Mills Stuart
Notary Public

JEANNE MILLS STUART NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

My Commission Expires: 3/26/05