Box 50 B

PICK-UP

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

Davidson County DEEDWARR
Recvd: 10/23/02 11:25 2pgs
Fees:13.00 Taxes:1591.00
20021023-0130012

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 430,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
1st DAY OF May, 2002
Notary Public
MY COMMISSION EXPIRES: July 24, 2004
(AFFIX SEAL)

E. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Groseclose (NAME)	Educators Credit Union (NAME)	MAP 116-05
5904 Sedberry Road (ADDRESS)	1701 21st Avenue South (ADDRESS)	PARCEL 13
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Nashville, Tn 37212 (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, Burton Wilkerson Rice and Nelson Perry Rice who are devisees under the Last Will and Testament of Helen Wilkerson Rice HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Groseclose and William E. Lewis, Jr.

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. 301 on the plan of Hillwood Estates, Section 12, as of record in Book 2663, page 109, Register's Office for Davidson County, Tennessee.

Said Lot No. 301 fronts 200 feet on the west side of Sedberry Drive, and runs back 251.5 feet on the south line and 253.3 feet on the north line, to a dead line in the rear on which it measures 200 feet.

Being the same property conveyed to Hattie May Wilkerson and Helen Wilkerson Rice by Warranty Deed of record in Book 2964, page 471, Register's Office for Davidson County, Tennessee. The said Hattie May Wilkerson having since died and devising her interest in the said real property to Helen Wilkerson Rice by Will of record in Will Book 93, page 347, said Register's Office. The said Heln Wilkerson Rice having since died and devising the said real property to Burton Wilker Rice and Nelson Perry Rice by Will of record in Will Book 233, page 734, said Register's Office.

This is unimproved ( ) improved (X) property, known as 5904 Sedberry Road, Nashville, Tennessee 37205
(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 May, 2002

Burton Wilkerson Rice

Buton Wilkerson Rice, Executor

Nelson Perry Rice by Burton Wilkerson Rice

Nelson Perry Rice

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Burton Wilkerson Rice**, with whom I am personally acquainted, and who acknowledged himself to be the Executor for the **Estate of Helen Wilkerson Rice** and that he as such Executor being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing as Burton Wilkerson Rice, Executor of the Estate of Helen Wilkerson Rice.

Witness my hand, at office, this 1st day of May, 2002.

NOTARY PUBLIC

My Commission Expires: July 24, 2004

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 **Burton Wilkerson Rice** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of **Nelson Perry Rice,** as his Attorney in Fact, as the free act and deed of the within named **Nelson Perry Rice**

Witness my hand and official seal at Nashville, TN this 1st day of May, 2002.

NOTARY PUBLIC

My Commission Expires: July 24, 2004

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Burton Wilkerson Rice,** the within named bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of May, 2002.

NOTARY PUBLIC

My Commission Expires: July 24, 2004

R. L. MOORE NOTARY PUBLIC AT LARGE