This instrument prepared by:
Dennis Clifton Wright, Attorney
632 West Old Hickory Boulevard
Madison, Tennessee 37115-3514

Davidson County DEEDWARR
Recvd: 11/12/02 16:24 2pgs
Fees:13.00 Taxes:148.00
20021112-0140283

WARRANTY DEED

Address new owner as:
Stephen A. Papuchis et al
209 Rolling Mill Road
Old Hickory, Tennessee 37138

Send tax bills to:
Same

Map-Parcel
Map 53-8
Par 59

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Steve M. Minton and wife, Valerie E. Minton and Jason M. Minton and wife, Stacy Minton, ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to Stephen A. Papuchis, Carol A. Papuchis and Stephanie Papuchis, ("Grantees"), their heirs and assigns, certain real estate in Davidson County, Tennessee, described as follows:

Being Lot No. 2 of Block 10 on the Map of Dabbs & Elliott's Subdivision No. 1 at Old Hickory, of record in Book 547, page 97, Register's Office for said county.

Said Lot No. 2 fronts 50 feet to the southeasterly side of 24th Street and runs back between parallel lines 144 feet to an alley.

Being the same property conveyed to Jason M. Minton and Steve M. Minton, as joint tenants, by deed from Charles E. Gann and wife, Bobbie Jean Gann, dated December 10, 1999, and recorded at Instrument No. 199912200304645, said Register's Office.

This is improved property known as 210 24th Street, Old Hickory, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to Grantees their heirs and assigns, forever.

And we, the Grantors, covenant with the Grantees that we are lawfully seized and possessed of said land in fee simple; that we have a good right to convey it, and that the same is unencumbered, except as otherwise herein set forth, and subject to restrictive covenants of record and all liens and records of encumbrance and for real property taxes for the year 2002.

And we, the Grantors, further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

This description is the same used in the previous deed of record.

WITNESS my hand this 7th day of November 2002.

STEVE M. MINTON

VALERIE E. MINTON

JASON M. MINTON

STACY MINTON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Steve M. Minton and wife, Valerie E. Minton and Jason M. Minton and wife, Stacy Minton, the within named bargainors, 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, at office, this 7th day of November 2002.

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires OCT. 25, 2003

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $40,000.00.

AFFIANT

Subscribed and sworn to before me, this 7th day of November 2002.

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires OCT. 25, 2003