This Instrument Prepared By:
Douglas S. Hale, Attorney
HALE AND HALE, PLC
312 First Tennessee Bank Building
Franklin, Tennessee 37064

Davidson County DEEDWARR
Recvd: 11/20/02 14:23 2pgs
Fees:13.00 Taxes:388.50
20021120-0144275

NEW OWNER:

Phyllis McDaniel
104 Cumberland Trace
Nashville, Tennessee 37214

SEND TAX BILL TO:

Guaranty Trust Company
640 Broadmoor Blvd, Ste. 100
Murfreesboro, Tennessee 37129

MAP & PARCEL

073-16-O-A
104.00 CO

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $105,000.00.

Phyllis McDaniel
AFFIANT

Sworn to and subscribed before me
this 15 day of November, 2002.

DOUGLAS S. HALE NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: 2/5/06

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named **GRANTEE**, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **JEAN A. BARE, married,** hereinafter called the **"GRANTOR"**, has bargained and sold and by these presents does transfer and convey unto **PHYLLIS MCDANIEL, unmarried,** hereinafter called the **"GRANTEE"**, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Unit No. 104 as shown on the Plat of Cumberland Trace, of record in Book 5200, page 700, Register's Office for Davidson County, Tennessee, together with an undivided membership in The Cumberland Trace Homeowners' Association, all as described in the Master Deed of record in Book 6218, page 528, said Register's Office.

Being the same property conveyed to Jean A. Bare, married, by Warranty Deed from Carol Grace Anderson of record in Book 11587, page 942, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, her heirs and assigns, forever;

AND GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. All matters of record on the Plan of Cumberland Trace of record in Book 5200, page 700, and Book 5200, page 724, Register's Office for Davidson County, Tennessee.

2. Declaration of Covenants, Conditions and Restrictions of record in Book 6218, page 528, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

ROBERT J. BARE, husband of Jean A. Bare, hereby joins in this conveyance for the sole purpose of conveying any and all right, title and interest he may have in and to the subject property by reason of his marital status or otherwise.

This improved property is known as 104 Cumberland Trace, Nashville, Tennessee 37214.

WITNESS our hands this 15th day of November, 2002 in Franklin, Tennessee.

Jean A. Bare

Robert J. Bare

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, Jean A. Bare and husband, Robert J. Bare, the within named bargainors with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand this 15th day of November, 2002, in Franklin, Tennessee.

Notary Public

My Commission Expires: 2/5/06

