THIS INSTRUMENT PREPARED BY
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ATTORNEYS AT LAW
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Davidson County DEEDWARR
Recvd: 11/20/02 15:01 4pgs
Fees:23.00 Taxes:407.00
20021120-0144324

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual value or consideration, whichever is greater, for this transfer is $110,000.00.

Affiant

Sworn to and subscribed before me this 14th day of November, 2002.

Notary Public

My Commission Expires: 3-14-2005

CHARLES E. MORTON IV NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENNESSEE

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
William E. Delaney	3512 Knight Drive	Owner	049-00-0
3512 Knight Drive	White's Creek, TN		143.00
White's Creek, TN			12-D 82810

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One Hundred Ten Thousand and 00/00 Dollars ($110,000.00), cash in hand paid, the receipt and sufficiency of which is hereby expressly acknowledged, we, **ALLAN H. CARLSON, an unmarried man, FAELYNN MONROE and KRAIG TYRONE MONROE, husband and wife, WILLIAM JOHN BERG and KAREN BERG, husband and wife, KAREN LINNEA CONRAD, an unmarried person, STEVEN P. CONRAD (being one and the same person as Steven Paul Conrad, Stephen Paul Conrad and Stephen P. Conrad), an unmarried man, ANNE CARLSON and ARTHUR WALLACE CARLSON, husband and wife, STEPHEN W. ERICKSON (one and the same person as Stephen Erickson, Steven Erickson and Steven W. Erickson), Executor of the Estate of Sylvia Erickson, and ANNE KRISTINE CARLSON and JON PAUL CARLSON, husband and wife, each by and through their Attorney-in-Fact, Mark L. Puryear III,** (Grantors), have bargained and sold and by these presents do hereby transfer and convey unto **WILLIAM E. DELANEY, III, an unmarried man,** (Grantee), his successors and assigns, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

> Shown on Tax Map #49, Parcel # 143, lying in the Second (2nd) Civil District of Davidson County, Tennessee, and being more particularly described as follows:
>
> BEGINNING on a concrete monument (old) in the west margin of Knight Road, said monument being the northeast corner of Real Security, Inc. Trustee (D.B. #8871, PG# 751), and the southeast corner of herein described tract; Thence with the north line of Real Security, S 83° 59' 17" W 242.31' to a concrete monument (old), said monument being the northwest

corner of Real Security and the southwest corner of herein described tract; Thence leaving the line of Real Security and severing the parent tract N 20° 42' 39" W 201.48' to an iron pin (new); Thence N 89° 38' 49" W 350.57' to an iron pin (new); Thence N 06° 15' 15" W 163.92' to an iron pin (new); Thence N 83° 38' 51" E 100.00' to an iron pin (new); Thence N 06° 21' 09" W 96.00' to an iron pin (new); Thence N 83° 36' 18" E 482.93' to an iron pin (new) in the west margin of Knight Road, said pin being the northeast corner of herein described tract; Thence with the margin of aforementioned road S 16° 16' 06" E 173.54' to an iron pin (old); Thence continuing with the margin of Knight Road along a curve to the right having a radius of 1884.86', Chord Bearing of S 11° 08' 01" E, Chord Length of 328.03', and an Arc Length of 328.45' to the point of beginning, containing 5.01 acres, more or less. By Survey of Bates Land Surveying, Jason A. Bates, RLS #2197.

BEING a portion of the same property conveyed to Allan H. Carlson a one-fifth (1/5) undivided interest, Faelynn Monroe a one-fifth (1/5) undivided interest, Anne Carlson a one-fifth (1/5) undivided interest, Steven Erickson, Executor of the Estate of Sylvia Erickson, a one-fifth (1/5) undivided interest, William John Berg a one-fifteenth (1/15) undivided interest, Anne Kristine Carlson a one-fifteenth (1/15) undivided interest, Stephen Paul Conrad a one-thirtieth (1/30) undivided interest, and Karen Linnea Conrad a one-thirtieth (1/30) undivided interest, as tenants in common, by Quitclaim Deed dated June 3, 2002 from Bradford Trust Company, Executor of the Estate of Margaret E. Mager, who died December 28, 1999 testate, her Last Will and Testament of record in Will Book 232, Page 571, Davidson County Probate Court Clerk's Office, said Quitclaim Deed of record in Instrument No. 20020822-0101761, Register's Office for Davidson County, Tennessee. Also BEING a portion of the same property conveyed to Margaret E. Mager by Trustee's Deed from Charles L. Cornelius, Jr., Trustee, of record in Book 8205, Page 281 and Book 8207, Page 456, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tracts or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns, forever.

And Grantors covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered except by taxes for the year 2002 which are a lien now due and payable to be paid by Grantee at the closing of this transaction, applicable building and zoning regulations, and all existing highway, roadway, and utility easements.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and defend the title to said land to the said Grantee, his successors and assigns, against the lawful claims of all persons whomsoever.

Kraig Tyrone Monroe, Karen Berg, Arthur Wallace Carlson and Jon Paul Carlson

hereby join in this instrument for the limited purpose of conveying any right, title or interest they may have in the property by virtue of their marriages to Faelynn Monroe, William John Berg, Anne Carlson and Anne Kristine Carlson, respectively, Grantors herein.

WITNESS our hands this the 14 day of November, 2002.

ALLAN H. CARLSON, by and through his Mark L. Puryear III, his Attorney-in-Fact

FAELYNN MONROE, by and through Mark L. Puryear III, her Attorney-in-Fact

KRAIG TYRONE MONROE, by and through Mark L. Puryear III, his Attorney-in-Fact

WILLIAM JOHN BERG, by and through Mark L. Puryear III, his Attorney-in-Fact

KAREN BERG, by and through Mark L. Puryear, III, her Attorney-in-Fact

KAREN LINNEA CONRAD, by and through Mark L. Puryear III, his Attorney-in-Fact

STEVEN P. CONRAD, by and through Mark L. Puryear III, his Attorney-in-Fact

ANNE CARLSON, by and through Mark L. Puryear III, her Attorney-in-Fact

ARTHUR WALLACE CARLSON, by and through Mark L. Puryear III, his Attorney-in-Fact

STEPHEN W. ERICKSON, Executor of the Estate of Sylvia Erickson, Deceased, by and through Mark L. Puryear III, his Attorney-in-Fact

ANNE KRISTINE CARLSON, by and through Mark L. Puryear III, her Attorney-in-Fact

JON PAUL CARLSON, by and through Mark L. Puryear III, his Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, Charles E. Morton IV, the undersigned, a Notary Public, in and for said State and County, **MARK L. PURYEAR III,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument on behalf of **ALLAN H. CARLSON, an unmarried man, FAELYNN MONROE and KRAIG TYRONE MONROE, husband and wife, WILLIAM JOHN BERG and KAREN BERG, husband and wife, KAREN LINNEA CONRAD, an unmarried person, STEVEN P. CONRAD, an unmarried man, ANNE CARLSON and ARTHUR WALLACE CARLSON, husband and wife, STEPHEN W. ERICKSON, Executor for the Estate of Sylvia Erickson, and ANNE KRISTINE CARLSON and JON PAUL CARLSON, husband and wife, as their Attorney-in-Fact,** for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this the 14 day of November, 2002.

NOTARY PUBLIC

My Commission Expires: 3-14-2005

CHARLES E. MORTON IV
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENNESSEE