PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

RETURNED:
COMMONWEALTH TITLE AGENCY
333 GALLATIN RD. SOUTH
MADISON, TN 37115

WARRANTY DEED

JRB Dent

THIS INDENTURE is made and entered into this **20th** day of **November, 2002, by and between DELILAH M. TREST, UNMARRIED, hereinafter called Grantor, and JULIE R. BROWN, [redacted]MARRIED, hereinafter called Grantee.**

JRB Dent

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which are hereby acknowledged, DELILAH M. TREST, UNMARRIED, Grantor, does hereby bargain, sell, transfer and convey unto JULIE R. BROWN, [redacted]MARRIED, hereinafter referred to as Grantee, her successors, heirs and assigns, all of that certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor in and to all buildings and fixtures located on said real estate, and any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (collectively, the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 7193 HARPER ROAD, JOELTON, TN 37080.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantees, her successors, heirs and assigns forever. The Grantor covenants and agrees with the said Grantee that Grantor is lawfully seized and possessed of the said real estate and that Grantor has a good and lawful right to sell the same. The Grantor further covenants that the same is unencumbered except as otherwise set forth in Exhibit "B".

Grantor further covenants and binds herself and her successors, heirs and assigns, to warrant and forever defend the title to said Grantee, her successors, heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS the hand and seal of Grantor on the day and year first above written.

Delilah M. Trest

DELILAH M. TREST
Signature of Seller

Davidson County DEEDWARR
Recvd: 11/25/02 11:45 3pgs
Fees:18.00 Taxes:336.70

20021125-0145948

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, DELILAH M. TREST, the within named bargainor, 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 **20th** day of November, 2002.

Notary Public

My Commission Expires: 5/30/2004

Name and Address of Property Owner:

JULIE R. BROWN, [redacted]MARRIED JRB

7193 HARPER ROAD
JOELTON, TN 37080

Property Address:

7193 HARPER ROAD
JOELTON, TN 37080

Person Responsible for Taxes:

FIRST HORIZON HOME LOAN CORPORATION
P.O. Box 19664
IRVING, CA 92623-9664

Map & Parcel #: MAP 14, PARCEL 8

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$91,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Linda Watson
Affiant

Sworn to and subscribed before me, a Notary Public, this **20th** day of **November, 2002.**

Notary Public

My Commission Expires: 5/30/2004

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

LAND in the 14th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point on the westerly margin of Harper Road, North 5 deg. 33' East 2116 feet from the northwest corner of Harper Road and Clarksville Pike; thence North 84 deg. West 1065.5 feet; thence North 16 deg. 30' West 132.7 feet; thence South 84 deg. East 115.3 feet to the westerly margin of Harper Road; thence with the margin of said road South 5 deg. 33' West 123 feet to the point of beginning.

BEING the same property conveyed to DELILAH M. TREST, UNMARRIED, by Warranty Deed from DENZIL R. HUDD SR., PRESIDENT AND MARTHA MAY, SECRETARY OF THE 1ST CHURCH OF THE NAZARENE, of record in BOOK 9179, PAGE 762, AND RE-RECORDED IN BOOK 9426, PAGE 573, Register's Office for DAVIDSON County, Tennessee.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2003 and subsequent years, A LIEN, not yet due and payable (MAP 14, PARCEL 8).

2. Unrecorded easements for roads and utilities, if any.