PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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Davidson County DEEDWARR
Recvd: 12/13/02 12:51 2pgs
Fees:13.00 Taxes:148.00
20021213-0153943

W & I Ref:(SK) Title No: 43979
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
David R. Pickens III Allison Hammond 4409 Estes Road Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 130-08.0 148.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$40,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Richard Lee Wright and spouse, Rebecca Dewitt Wright**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David R. Pickens III and spouse, Allison Hammond** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee Beginning at an concrete monument in the easterly line of Lot no 2 of the Granbery Subdivision of Record in Plat Book 6900, page 468, R.O.D.C., TN, said monument lying N 85° 45' 00" W, 199.38' and N 4° 39' 14" E, 17.42 East from an iron pin at the southeast corner of the said Lot 2 and in the westerly margin of Estes Road;

Thence, with t eh westerly line of the said Lot 2 N 4° 33' 14" E, 96.05' to a pint in the centerline of a branch;

Thence, with said branch the following calls:

N 69° 28' 29" W, 28.20' to a point;
N 77° 30' 26" W, 25.85' to a point;
N 89° 55' 14" W, 11.82' to a point;
N 81° 31' 25" W, 16.09 to a point;
N 72° 31' 08" W, 13.51' to a point;

Thence, S 2° 45' 53" E, 101.94' to a point;

Thence, S 78° 44' 47" E, 81.23 feet to the point of beginning and containing 0.2 acres.

BEING a portion of the same property conveyed to Richard Lee Wright and wife, Rebecca Dewitt Wright by deed from Edward S. Oakley and wife, Mary Freeman Oakley of record in Book 97, page 193, Register's Office for Davidson County, Tennessee, which property is now the westerly portion of Lot No. 2 of the Granbery/Wright Subdivision of record as Instrument No. 20021004-012392, Register's Office Davison County, Tennessee.

Description Reference: Described according to a boundary survey by Barge, Waggoner, Sumner & Cannon, Inc., Tennessee Surveyor license No. 785 dated October 14, 1987.

This conveyance is subject to: Taxes for 2003, and subsequent years.

This is unimproved portion of property to the rear of property located at 4409 Estes Road, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 11th day of December, 2002.

Richard Lee Wright

Richard Lee Wright

Rebecca DeWitt Wright

Rebecca Dewitt Wright

State of TENNESSEE

County of DAVIDSON

On this 11th day of December, 2002 , before me the undersigned authority, personally appeared Richard Lee Wright and Rebecca Dewitt Wright , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

SHAWN E. KUDRIK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

Notary

State of TENNESSEE My Commission Expires

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $40,000.00

Affiant

Sworn and subscribed before me this the _____ day of December, 2002

SHAWN E. KUDRIK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

Notary Public