File Box 33B

RECORD AND RETURN TO:
NATIONS TITLE OF TENNESSEE, INC.
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027
02TN04421

Davidson County DEEDWARR
Recvd: 01/02/03 16:11 2pgs
Fees:13.00 Taxes:584.60

20030102-0000810

WARRANTY DEED

GAIL C. VICTORY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$158,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF DECEMBER, 2002

Notary Public

MY COMMISSION EXPIRES: _____

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC., 5214 MARYLAND WAY. STE. 208, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Geoffrey Leek **7050 River Road Pike** **Nashville, TN 37209**	Primary Residential Mortgage Inc. 4950 West Wiley Post Way #200 Salt Lake City, UT 84116	**101-182**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

MARION HOLT WILMOTH AND HUSBAND, CHRISTOPHER WILMOTH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

GEOFFREY H. LEEK AND WIFE, SARA LEEK

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 8th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at an iron pin in the southerly right-of-way of River Road; the same being the northeast corner of the Tandy Ladd, et ux property; thence along the right-of-way of said road S 68 deg. 36 min. 73 sec. E. 94.36 feet to an iron pin; thence S. 65 deg. 34 min. 46 sec. E. 196.35 feet to an iron pin; thence S. 34 deg. 30 min. 31 sec. W. 477.29 feet to a hickory in fence; thence S. 46 deg. 22 min. 40 sec. W. 443.74 feet to a large red oak marked in fence; thence N. 72 deg. 35 min. 21 sec. W. 315.97 feet to an iron pin; thence N. 06 deg. 57 min. 22 sec. E. 252.99 feet to an iron pin; thence N. 89 deg. 57 min. 22 sec. E. 217.00 feet to an iron pin; thence N. 06 deg. 57 min. 22 sec. E. 183.00 feet to an iron pin; thence S. 76 deg. 02 min. 38 sec. E. 104.50 feet to an iron pin; thence S. 07 deg. 16 min. 15 sec. W. 160.08 feet to an iron pin; thence S. 50 deg. 38 min. 57 sec. E. 127.15 feet to an iron pin; thence S. 81 deg. 43 min. 40 sec. E. 106.00 feet to an iron pin; thence N. 07 deg. 16 min. 15 sec. E. 571.98 feet to the point of beginning containing 5.359 acres more or less according to survey of Randolph L. Chapdelaine dated December 6, 1985.

Being the same property conveyed to Marion Holt Wilmoth, a married person, by Quitclaim Deed from Edwin Lee Holt and wife, Lois C. Holt, and Marion L. Holt, now known as Marion Holt Wilmoth, dated November 30, 1998 and recorded December 3, 1998 in Book 11233, page 698, Register's Office for Davidson County, Tennessee.

Christopher Wilmoth, husband of Marion Holt Wilmoth, joins in this Warranty Deed for the purposes of encumbering such marital rights if any that he may have in and to said property.

Unimproved ( )
This is improved (X) property known as **7050 River Road Pike, Nashville, TN 37209**
TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 27th day of December, 2002.

MARION HOLT WILMOTH
MARION HOLT WILMOTH

CHRISTOPHER WILMOTH

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARION HOLT WILMOTH AND HUSBAND, CHRISTOPHER WILMOTH the 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 and official seal at Brentwood, Tennessee, this 27th day of December, 2002.

Commission Expires: 1-25-03

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 20_____.

My commission expires:_____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this the _____ day of _____, 2002., before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of _____ as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said _____

Witness my hand and official seal at Brentwood, Tennessee, this the _____day of _____, 2002..

My commission expires:_____ _____

Notary Public