Davidson County DEEDWARR
Recvd: 01/31/03 15:58 2pgs
Fees:13.00 Taxes:111.87
20030131-0014002

This instrument prepared by:
Benchmark Title Company
110 Court Square - P.O. Box 39
Lafayette, Tennessee 37083

WARRANTY DEED

RESPONSIBLE TAXPAYER(S) AND OWNER(S):
Travis Springs, LLC
P.O. Box 528
White House, TN 37188

MAP: 34-07-0-A PARCEL: 33

FOR AND IN CONSIDERATION of THIRTY THOUSAND TWO HUNDRED THIRTY FOUR and 05/100 ($30,234.05) DOLLARS, cash in hand paid by the Grantees to the Grantors, the receipt and sufficiency of which are hereby acknowledged in full, I, Joel C. Cooper, as President of ***CEDAR GLEN, INC,*** have bargained and sold, and by these presents do transfer and convey unto, ***TRAVIS SPRINGS, LLC***, its representatives and assigns, a certain tract or parcel of land in Davidson County, Tennessee, as follows:

BEING Lot No. 1 on the Plan of Resubdivision of Phase Two, Harbor Village of record in Plat Book 8250, Page 886, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

BEING a portion of the same property conveyed to Cedar Glen, Inc. by Substitute Trustee's Deed from Harold Reeves, Trustee, dated August 10, 2000, recorded on August 14, 2000, in Instrument Number 20000314-0080335, Register's Office of Davidson, County, Tennessee.

Possession with deed.

2003 taxes shall be prorated.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to, ***TRAVIS SPRINGS, LLC,*** their heirs and assigns, forever. And I, as President, covenant with the said, ***TRAVIS SPRINGS, LLC,*** that Cedar Glen, Inc. is lawfully seized and possessed of said land in Fee Simple; has a good right to convey it and the same is unencumbered, except for applicable building and zoning regulations, all visible easements, and any restrictions of record.

And I, as President, do further covenant and bind Cedar Glen, Inc, its representatives and assigns, to warrant and forever defend the title to said land to the said, ***TRAVIS SPRINGS, LLC,*** their representatives and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS, this 29 day of January, 2003.

CEDAR GLEN, INC.

BY: _____
JOEL C. COOPER, President

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, a Notary Public in and for said State and county, personally appeared Joel C. Cooper, with whom I am personally acquainted, and who, upon oath acknowledged himself to be the President of Cedar Glen, Inc, the within named bargainor, a corporation, and that he as President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at office in White House, Tennessee, this the 29 day of January, 2003.

Stacey Frye
NOTARY PUBLIC

MY COMMISSION EXPIRES: 2-1-06

STACEY FRYE NOTARY PUBLIC AT LARGE MACON CO., TENNESSEE

AFFIDAVIT

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $30,234.05, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Joel C Cooper
AFFIANT

Subscribed and sworn to before me this 29 day of January, 2003.

Stacey Frye
REGISTER OR NOTARY

MY COMMISSION EXPIRES: 2-1-06

STACEY FRYE NOTARY PUBLIC AT LARGE MACON CO., TENNESSEE

sdf/RE-5060