THIS INSTRUMENT PREPARED BY:

JAMES C. DALE III
Attorney at Law
221 Fourth Avenue North, Fifth Floor
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is ***$ -0-***

James C Dale III
Affiant

Subscribed and sworn to before me this 2nd day of January, 2003.

Anita J. Settle
Notary Public

My commission expires 5/30/2003

Davidson County DEEDWARR
Recvd: 02/14/03 09:51 2pgs
Fees:12.00 Taxes:0.00
20030214-0020157

Address New Owner as Follows:
Vernon R. Stephens, et al, Trustees
Stephens Family Trust
113 Randy Road
Madison, TN 37115

Send Tax Bills:
Same

Map 043-15
Parcel 051

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ***($10.00)*** and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Vernon R. Stephens, Sr., and wife, Sheila M. Stephens,** hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto **The Stephens Family Trust, dated January 2, 2003, Vernon R. Stephens and wife, Sheila M. Stephens, Co-Trustees,** a Tennessee revocable living trust, hereinafter referred to as Grantee, its successors and assigns, a certain tract or parcel of real property situated in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Rainbow Terrace, Section Five, as of record in Book 2133, page 72, Register's Office for said County.

Said Lot 64 fronts 115 feet on the east side of Randy Road and runs back 345.2 feet on the north line and 346.2 feet on the south line to a dead line, measuring 115 feet thereon.

Being the same property conveyed to Vernon R. Stephens, Sr., and wife, Peggie Joyce Stephens, by deed from Roy J. Gregory, and wife, Mary Frances Gregory, of record in Book 3641, Page 401, Register's Office for Davidson County, Tennessee, the said Peggie Joyce Stephens now being deceased.

This property is improved and is known as 113 Randy Road, Madison, Tennessee 37115.

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, its successors and assigns, forever. Grantors do 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 the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 2nd day of January, 2003.

Vernon R. Stephens Sr.
Vernon R. Stephens, Sr.

Sheila M. Stephens
Sheila M. Stephens

"Grantors"

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Notary Public in and for said County and State, the within named **Vernon R. Stephens, Sr., and wife, Sheila M. Stephens**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville this 2nd day of January, 2003.

James C. Dale III
Notary Public

My commission expires: 3/25/06