Davidson County DEEDWARR
Recvd: 02/19/03 12:27 4pgs
Fees:23.00 Taxes:325.60
20030219-0021643

THIS INSTRUMENT PREPARED BY: PATRICIA A. MONTGOMERY (#16220)
WESTLAKE, MARSDEN & MONTGOMERY, P.C.
SunTrust Center, 424 Church Street, Suite 1400
Nashville, TN 37219 (615) 726-3400

WARRANTY DEED

New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Will T. Vance Carol D. Vance 1033Tyne Blvd Nashville, TN 37220	Same	Map 145-04 Part of Parcel 54

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Eighty Eight Thousand Dollars ($88,000).

RACHEL GUNDLACH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

AFFIANT

NOTARY PUBLIC
My Commission Expires: 7/24/04

For and in consideration of the sum of Ten Dollars ($10), cash in hand paid by the hereinafter named Grantees and other good and valuable consideration, the receipt of which is hereby acknowledged, NANCY FORD HARRIS and RUTH A. CLOYD-LAVENDER ("GRANTORS") have bargained and sold, and by these presents does hereby convey unto WILL T. VANCE and wife, CAROL D. VANCE ("GRANTEES"), their heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, and described as set forth in **Exhibit A** attached hereto and incorporated herein.

TO HAVE AND TO HOLD the aforesaid unit and undivided interest with the appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs and assigns forever.

GRANTORS do covenant with GRANTEES that they are lawfully seized and possessed of the land in fee simple, have a good and lawful right to convey it, and warrant that the property is unencumbered except as set forth in the plan of record in Instrument #20021203-8148920, Register's Office, Davidson County, Tennessee and real property taxes for 2003 and subsequent years.

GRANTORS do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the land to GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 18th day of February, 2003.

NANCY FORD HARRIS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared NANCY FORD HARRIS, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that as such she executed the foregoing instrument for the purpose therein contained

WITNESS my hand and seal, at office, this 18th day of February, 2003.

NOTARY PUBLIC

My Commission Expires: 7/04/04

RACHEL L. LUNDBACH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RUTH A. CLOYD-LAVENDER

STATE OF California)
COUNTY OF Orange)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared RUTH A. CLOYD-LAVENDER, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that as such she executed the foregoing instrument for the purpose therein contained

WITNESS my hand and seal, at office, this 15 day of February, 2003.

NOTARY PUBLIC

My Commission Expires: Nov 11, 2006

MATTHEW THOMAS WILSON
Commission # 1384319
Notary Public - California
Orange County
My Comm. Expires Nov 11, 2006

LYNN A. HARRIS, husband of NANCY FORD HARRIS, enters into this conveyance for the sole purpose of releasing any marital rights he may have in the property.

LYNN A. HARRIS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared LYNN A. HARRIS, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that as such he executed the foregoing instrument for the purpose therein contained

WITNESS my hand and seal, at office, this 18th day of February, 2003.

NOTARY PUBLIC

My Commission Expires: 7/24/04

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

JACK LAVENDER, husband of RUTH A. CLOYD-LAVENDER, enters into this conveyance for the sole purpose of releasing any marital rights he may have in the property.

JACK LAVENDER

STATE OF California)
COUNTY OF Orange)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared JACK LAVENDER, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that as such he executed the foregoing instrument for the purpose therein contained

WITNESS my hand and seal, at office, this 15 day of February, 2003.

NOTARY PUBLIC

My Commission Expires: Nov 11, 2006

MATTHEW THOMAS WILSON
Commission # 1384319
Notary Public - California
Orange County
My Comm. Expires Nov 11, 2006

EXHIBIT A

Land in Davidson County, Tennessee, being that portion of Lot No. 2 of the Final Plat of Will T. Vance Subdivision of record as Instrument No. 20021203-0148920, Register's Office, Davidson County, Tennessee that is part of the same property conveyed to John Beecher Ford and wife, Corinne Chadwell Ford, by deed recorded in Book 2480, Page 417, R.O.D.C., Tennessee.

Beginning at an iron pin set in the west line of Lot No. 6 and being in the east line of Lot No. 2 on Billig Subdivision as of record in Book 7900, Page 768, R.O.D.C., Tennessee, said pin being N5° 54'43"E, 522.76 feet from a concrete monument on the north right-of-way of Overton Lea Road as measured along the west line of Lot No. 6; thence, with the west line of Lot No. 6, N5°54'43"E, 110.86 feet to a broken concrete monument in the south line of Lot No. 1 on the Resubdivision of Lot 3 and 4 Overton Lea Home as of record in Book 8250, Page 329, R.O.D.C., Tennessee; thence, with the south line of Lot 1 Overton Lea Home, S77°08'49"E, 253.81 feet to an existing iron pin at the southwest corner of Lot No. 3 Overton Lea Home as of record in Book 7900, Page 732, R.O.D.C., Tennessee; thence, with the south line of Lot 3, S77°09'18"E, 20.64 feet to an existing iron pin at the northwest corner of Parcel 28 on Tax Map 145-4 owned by Marc F. Fortune, et ux by deed recorded in Box 11261, Page 579, R.O.D.C., Tennessee; thence, with the west line of Parcel 28, S3°02'31"W (according to plat), 111.80 feet to an iron pin set; thence, with a line severing Lot No. 6, N77°07'25"W, 280.10 feet to the point of beginning and containing 30,528 square feet or 0.701 acre.

The said John Beecher Ford and wife, Corinne Chadwell Ford, having since died, he having predeceased her and she having died testate. By will of record in Will No. 5066/1017905 in the Probate Court of Davidson County, Tennessee, the herein described property was devised to Nancy Ford Harris and Ruth Ann Ford Cloyd (now known as Ruth A. Cloyd-Lavender) as devisees under the Will of Corinne C. Ford, deceased.