Prepared by (and return to):

GBEC of Tennessee, Inc.
5620 Regatta Blvd.
Hermitage TN 37076
Ph: 615-482-2549 Fax: 615-884-2885
e-mail: mortgagenotes@aol.com

Address of new owner:

William Barry Sneed
Mark E. Marshall
827 Rachels View
Hermitage TN 37076

Responsible for tax payment:

Same

Davidson County DEEDWARR
Recvd: 03/13/03 14:53 2pgs
Fees:13.00 Taxes:221.63
20030313-0034076

Tax Map-Parcel Numbers: 075-11-0-234.00

Warranty Deed

FOR AND IN CONSIDERATION of the sum of ten dollars & 00/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Claire A. Adams, unmarried,** hereinafter called the **GRANTOR**, have bargained and sold, and by these presents do transfer and convey unto **William Barry Sneed and Mark E. Marshall**, hereinafter, called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No 55B, Zone Lot Division, Lot Nos. 49 thru 69 and Lots 71, 72, 73, 75, 76, 77, and 79, Rachels Square, Section 2, of record in Plat Book 5200, pages623, 624, and 625, amending Plat Bok 6250, pages 538, 539, 540, 541, 542, and 543, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to CLAIRE A. ADAMS, UNMARRIED, by deed of record in Book 10385, page 471, said Register's Office.

This improved (XXX)
unimproved ( )property known as:827 Rachels View Hermitage TN 37076.

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. We do convey with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against the lawful claims of all persons whomever. 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 7 day of March, 2003.

Claire A. Adams

Claire A. Adams

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Claire Adams, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 7 day of March, 2003.

My Commission expires:

TERASINA D. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires September 25, 2004

Notary Public

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

My Commission expires:

_____ _____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____ self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that _____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____ self as such officer (or partner).

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

My Commission expires:

_____ _____
Notary Public

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $59,900.

Affiant

Sworn and subscribed before me this the 7 day of March 2003

TERASINA D. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires September 25, 2004

Notary Public