THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

BOX 50-B

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 192,900.00

X _____ 37203
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
26th DAY OF March, 2003

_____
Notary Public

MY COMMISSION EXPIRES: July 24, 2004
(AFFIX SEAL)

R. L. MOORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David O. Felts (NAME)	Same (NAME)	MAP 143-6-C
937 Harpeth Trace (ADDRESS)	(ADDRESS)	PARCEL 5.00 CO
Nashville, TN 37221 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Carolyn D. Johnson, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David O. Felts, an unmarried person

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 Davidson County, Tennessee, being Unit #B-1, Harpeth Trace, Wood Valley Condominiums as shown on the plat of Harpeth Trace, Wood Valley Condominiums record in as Exhibit "B" to Master Deed of record in Book 7382, page 189, Registers office for Davidson County, Tennessee, to which plan reference hereby made for a more complete legal description.

Being the same property conveyed to Carolyn D. Johnson from Michael Gerken, unmarried by Warranty Deed of record in Instrument no. 200003270030368, Registers office for Davidson County, Tennessee. Carolyn D. Johnson and Carolyn Dawn Johnson are one in the same person.

Davidson County DEEDWARR
Recvd: 03/26/03 15:15 2pgs
Fees:13.00 Taxes:713.73

20030326-0039937

unimproved ( )
This is improved (X) property, known as 937 Harpeth Trace, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 26th day of March, 2003

Carolyn D. Johnson by Dwight P. Wiles Attorney in Fact
Carolyn D. Johnson

Carolyn Dawn Johnson

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dwight P. Wiles with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Carolyn Dawn Johnson as her Attorney in Fact, as the free act and deed of the within named Carolyn Dawn Johnson.

Witness my hand and official seal at Nashville, TN this 26th day of March, 2003.

NOTARY PUBLIC

My Commission Expires: July 24, 2004

R.L. MOORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.