THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, ESQ.
2927 Berry Hill Drive
Nashville, Tennessee 37204
G#2074-2

Davidson County DEEDWARR
Recvd: 04/02/03 13:34 3pgs
Fees:18.00 Taxes:3024.75
20030402-0043532

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Anna Louise Molette 216 Deer Park Drive Nashville, TN 37205	Same	MAP 116-10-0 PARCEL 053.00 [FB #BM-06905]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **Donald L. Waite and Anna T. Waite, Trustees of the Waite Family Trust Under Trust Declaration dated December 21, 1989,** hereinafter called the **"Grantors"**, have bargained and sold, and by these presents do transfer and convey unto **Anna Louise Molette,*** hereinafter called the **"Grantee"**, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit: ***unmarried**

LAND in Davidson County, Tennessee, being the southerly part of Lot No. 28 in A.M. Bransford's Subdivision of Lot No. 29, 30, 31, 32, 33, 34, and 45 in First Belle Meade Subdivision, a plan of which is of record in Book 421, Page 139, Register's Office for Davidson County, Tennessee.

SAID part of said Lot fronts 100 feet on the North side of Deer Park Drive and extends back northerly between parallel lines, 212 feet on its westerly margin and 209 feet on its easterly margin to a dead line, measuring 100 feet, more or less, on said rear line.

BEING the same property conveyed to Waite Family Trust UTD dated 12/21/89, by Warranty Deed dated October 2, 2002, from Everett McCord Clayton, III, and Margaret W. Clayton, of record in Instrument No. 20021007-0121889, Register's Office for Davidson County, Tennessee. And further conveyed to Donald L.

Waite and Anna T. Waite, Trustees of the Waite Family Trust Under Trust Declaration dated December 21, 1989, by Instrument of Correction of record in Instrument No. 20030402-0043531, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; Easement for Sanitary Sewer to the City of Belle Meade of record in Book 5894, Page 230, said Register's Office; and property taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

THIS is improved property, known as 216 Deer Park Drive, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever; and the undersigned 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; and the Grantors do further covenant and bind theirselves, their heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, this instrument has been executed this 27th day of March, 2003.

Donald L. Waite, Trustee of the Waite Family Trust Under Trust Declaration dated December 21, 1989

Anna T. Waite, Trustee of the Waite Family Trust Under Trust Declaration dated December 21, 1989

STATE OF CALIFORNIA)
COUNTY OF Santa Cruz)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald L. Waite and Anna T. Waite, Trustees of the Waite Family Trust Under Trust Declaration dated December 21, 1989, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, this 27th day of March, 2003.

GEORGIA A. BRINT
Commission # 1260153
Notary Public - California
Santa Cruz County
My Comm. Expires Apr 9, 2004

Georgia A. Brint
Notary Public

My Commission Expires: 09 APRIL 2004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $817,500.00.

Affiant

Subscribed and sworn to before me this 31st day of March, 2003.

RICHARD MANSON
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: _____

My Commission Expires MAY 28, 2003

C:\KG\WAITE.WD