THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney at Law
303 Frances Street (Zip 37072)
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Davidson County DEEDWARR
Recvd: 04/07/03 13:36 2pgs
Fees:13.00 Taxes:183.15

20030407-0045689

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Gary H. Morton, et ux 504 Cedarmont Drive Antioch, TN 37213	Same as New Owner	Map 173-01 Parcel 118 Field Book 05DU 32230

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, WILLIAM A. HALL, joined by his wife, LOUISE J. HALL, hereinafter referred to as the "GRANTORS", have bargained and sold and by these presents do transfer and convey unto GARY H. MORTON and wife, LORI R. MORTON, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 6-A of the Zone Lot Division of Lot No. 6, Monte Carlo, Section Two-C, of record in Plat Book 6250, page 17, amending Plat Book 5200, page 66, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William A. Hall by deed from Henry G. Cisneros, Secretary of Housing and Urban Development, filed for record in Book 8972, page 309, Register's Office for Davidson County, Tennessee.

The current mailing address for said property is 504 Cedarmont Drive, Antioch, TN 37213.

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, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Real Property Taxes for the year 2003, which are a lien, but not yet due and payable, which have been prorated between the parties and will be paid, in full, by the GRANTEES, when due.

And, we, the GRANTORS, 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.

LOUISE J. HALL, wife of WILLIAM A. HALL, joins in this conveyance to convey whatever right, title or interest she may have in the said property, marital or otherwise, but she makes no warranties concerning same.

WITNESS our hands on the day and date last acknowledged below.

"GRANTORS"

WILLIAM A. HALL

LOUISE J. HALL

"GRANTEES"

GARY H. MORTON

LORI R. MORTON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM A. HALL and wife, LOUISE J. HALL and GARY H. MORTON and wife, LORI R. MORTON, 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, at office, this the 28th day of March, 2003.

NOTARY PUBLIC

DIANA C. FREY NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TN

My Comm. Expires July 23, 2005

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $49,500.00.

Affiant

Sworn to and subscribed before me, this the 28th day of March, 2003.

NOTARY PUBLIC

DIANA C. FREY NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TN

My Comm. Expires July 23, 2005