THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** Return to: **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 20506**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $179,000.00. Lisa H. Farmer Affiant Subscribed and sworn to before me, this 30th day of April, 2003. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires September 25, 2004

WARRANTY DEED

Address New Owner: LISA H. FARMER 4720 Holly Springs Road Nashville, Tennessee 37221	**Send Tax Bills To:** BANK OF AMERICA 8300 Norman Center Dr., #1000 Bloomington, MN 55437	**Tax Information:** MAP 155-15-0 PAR 029CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, David R. Shearin, unmarried, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to Lisa H. Farmer, unmarried, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4720 Holly Springs Road, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of April, 2003.

David R. Shearin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, David R. Shearin, 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 for the purposes therein contained.

Witness my hand, at office, this 30th day of April, 2003.

My Commission Expires: _____ Notary Public

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires September 25, 2004

Davidson County DEEDWARR
Recvd: 05/19/03 14:25 2pgs
Fees:13.00 Taxes:662.30

20030519-0068055

Schedule "A"

Land in Davidson County, Tennessee, being Lot 29 on the Plan of Stonemeade, Section I as of record in Plat Book 6900, pages 800 and 801, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to David R. Shearin and wife, Elaine M. Shearin by deed from Centex Real Estate Corporation, of record in Book 8763, pge 932, said Register's Office. The said David R. Shearin and Elaine M. Shearin having since divorced and having quitcliamed their interest in subject property to David R. Shearin by quitclaim deed appearing as Instrument No. 20020702-0079440, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2003 taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 7701, page 290, Book 8349, page 43, Book 8810, page 840; (3) By-Laws of record in Book 7701, page 332, Book 8517, page 992; (4) Dedication of common area of record in Book 8517, page 997; (5) Charter of record in Book 7920, page 728; (5) Easements of record in Book 9740, page 967; and (6) All matters appearing on the Plan of record in Plat Book 6900, pages 800 and 801, Register's Office for Davidson County, Tennessee.