STATE OF TENNESSEE

COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 228,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of June, 2003

Notary Public

MY COMMISSION EXPIRES 3/25/04

MICHAEL T. MOSER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 06/25/03 14:48 2pgs
Fees:13.00 Taxes:843.60
20030625-0087405

File No. G3-8291D

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
David J. Lakey and Sarah B. Lakey, husband and wife (NAME)	Molton, Allen & Williams Co. LLC (NAME)	61-12-45
1346 Kenwood Drive (STREET ADDRESS OR ROUTE NUMBER)	10472 Armstrong Street (STREET ADDRESS)	
Nashville, Tennessee 37216 (CITY) (STATE) (P.O. ZIP)	Fairfax, VA 22030 (CITY)(STATE) (ZIP)	

FOR AND IN 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, **Charles W. Graves and Deborah L. Graves, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David J. Lakey and Sarah B. Lakey, husband and wife,** 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 Lot No.20 of Block "G" on plan of Jackson Park, Section 3, not of record, describedaccording to a survey made by Jones A. Hamilton, Surveyor, December 6, 1948, as follows:
Beginning on the southerly margin of Kenwood Drive at the corner of Lots Nos.19 and 20, said beginning point being also the northeast corner of property conveyed to L.M. Davidson and wife, Martha W. Davidson by deed from Jackson Realty Company, inc. of record in Book 1728, page 349, said Register's Office; thence with Davidson's east line and with the line between Lots Nos. 19 and 20, southwardly 250 feet ; thence eastwardly 181.9 feet to the corner of Lots Nos. 20 and 21; thence with the line between said lots, northwardly 250 feet to the southerly margin of Kenwood Drive; thence with the southerly margin of said Drive, westwardly 183.9 feet to the beginning.

Being the same property conveyed to Charles W. Graves and Deborah L. Graves, husband and wife, by Deed of Record in Book 11232, Page 733, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

The above legal description is the same as that contained in the previous deed of record.
This is improved (XX) property, known as 1346 Kenwood Drive, Nashville, TN 37216.

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. Whenever 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/our hand(s) this 20th day of June, 2003.

Charles W. Graves

Deborah L. Graves

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 Charles W. Graves and Deborah L. Graves, husband and wife, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 20th day of June, 2003.

Commission expires 3/25/06

MICHAEL T. MOSER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, _____ (title) for _____ (corporation), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ (title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 20th day of June, 2003.

My Commission Expires:_____

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, attorney-in-fact for _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 20th day of June, 2003.

My Commission Expires:_____

Notary Public

Prepared by & Return to

Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282