This instrument prepared by:
Dennis Clifton Wright, Attorney
632 West Old Hickory Boulevard
Madison, Tennessee 37115-3514

Davidson County DEEDWARR
Recvd: 06/26/03 09:42 2pgs
Fees:13.00 Taxes:92.50
20030626-0088064

WARRANTY DEED

Address new owner as:
Melissa Harrison
4342 Gray's Point Road
Joelton, Tennessee 37080

Send tax bills to:
Same

Map-Parcel
Map 29
Par 39

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Claude Wair, ("Grantor"), have this day bargained and sold, and do hereby transfer and convey to Melissa Harrison and husband, Edward Harrison, ("Grantees"), their heirs and assigns, certain real estate in 14th Civil District of Davidson County, Tennessee, described as follows:

> Being a portion of the tract of land conveyed to J.E. Proctor by Ben Bernard as of record in Book 315, page 375, Register's Office for Davidson County, Tennessee, more commonly described as follows:
>
> Beginning at Luther Proctor's southeast corner thence with the ridge road right of way North 25½ degrees East 200 feet to a post in said right of way; thence North 52 degrees West 257 feet to an iron pin in the center of a hollow; thence South 14½ West 173 feet to a point in Luther Proctor's line then South 42¾ East 230 feet to the beginning. Containing one acre, more or less. Survey by John Setters dated March 23, 1849.
>
> This description is the same used in the previous deed of record.
>
> Being the same property conveyed to Claude Wair, by Deed from Samuel K. Crocker, Trustee, of record in Deed Book 8491, page 212, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 4342 Gray's Point Road, Joelton, Tennessee.

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

And I, Claude Wair , covenant with the Grantees that I am lawfully seized and possessed of said land in fee simple; that I have a good right to convey it, and that the same is unencumbered,

except as otherwise herein set forth, and subject to restrictive covenants of record and for real property taxes for the year 2003.

And I, Claude Wair, further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 19th day of June 2003.

Claude Wair
CLAUDE WAIR

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Claude Wair, the within named bargainor, 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 19th day of June 2003.

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

My Commission Expires OCT. 25, 2003

The actual consideration or value whichever is greater, for this transfer is $ 25,000.00.

Melissa Harrison
AFFIANT

Subscribed and sworn to before me, this 19th day of June 2003.

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires OCT. 25, 2003

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.