THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 15872B

MAP/GROUP/PARCEL:
26-7/193

NEW OWNER'S NAME AND ADDRESS:
PATRICIA A. CROSSLAND
108 OXFORD COURT
GOODLETTSVILLE, TN 37072

Davidson County DEEDWARR
Recvd: 06/26/03 14:13 2pgs
Fees:13.00 Taxes:495.80
20030626-0088581

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, GARY L. COKER AND KAREN R. COKER, HUSBAND AND WIFE, hereinafter called Grantors, does hereby transfer and convey unto PATRICIA A. CROSSLAND, AN UNMARRIED WOMAN, her heirs and assigns, hereinafter called Grantee, property described as follows:

> LAND in Davidson County, Tennessee, being Lot 266 of Windsor Green, Phase II, Section II, of record in Plat Book 6900, Page 549, and amended in Book 7649, Page 288, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.
>
> The subject property is improved property commonly known as 108 Oxford Court, Goodlettsville, Tennessee 37072.
>
> BEING the same property conveyed to Grantors herein by deed of record in Book 8054, Page 41, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantors covenant with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, her heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Gary L. Coker 6-18-03
GARY L. COKER

Karen R. Coker 6-18-03
KAREN R. COKER

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, GARY L. COKER AND KAREN R. COKER, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 18th day of June 2003.

Kate Rosenthal
NOTARY PUBLIC

My Commission Expires:

KATE ROSENTHAL NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE MY COMMISSION EXPIRES NOV. 14, 2006

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $134,000.00.

Patricia A. Crossland
AFFIANT

Sworn to and subscribed before me, this the 18th day of June, 2003.

Kate Rosenthal
NOTARY PUBLIC

My Commission Expires:

KATE ROSENTHAL NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE MY COMMISSION EXPIRES NOV. 14, 2006