WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/14/03 14:23 2pgs
Fees:13.00 Taxes:222.00

20030714-0098110

JUDY S. WELLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires September 25, 2004

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF July, 2003

Notary Public

MY COMMISSION EXPIRES: 9/25/2004
(AFFIX SEAL)

Document prepared with information furnished by parties. No title examination done.

THIS INSTRUMENT WAS PREPARED BY

Southland Title & Escrow Co., Inc., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charlie B. Mitchell, Jr. (NAME)	NEW OWNER (NAME)	128 - 121
5605 Murfreesboro Road (ADDRESS)	(ADDRESS)	
LaVergne, TN 37086 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Arther L. Stephens and wife, Cathy T. Stephens

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charlie B. Mitchell, Jr.

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:

A parcel of land located in the 8th Civil District of Davidson County, Tennessee on the Southern Side of U. S. Hwy. 70 North and being a portion of the Vernon Stephens Farm of record in Will Book 52, page 395 in the Davidson County Court House, Nashville, Tennessee, surveyed in October of 1970 by Silas H. Hutchison #545 for the consideration of $100.00 per acre, Vernon Stephens sells the following described parcel of land to W. F. Crook.

Beginning at an iron stake, the same as the property corner of Jerry Stephens 22.67 +/- acre tract and the P. V. Stephens, Jr. corner 10 acre +/-. This iron stake lying in the center of a 50' right of way at the edge of a ditch thence with the following calls; N 82 degrees E 52'; S 88 degrees E 42'; North 42 degrees East 50'; South 88 degrees East 42' to an iron pin thence with the following calls: S 9 degrees E 284'; S 5 degrees W 76'; S 2 degrees W 99'; S 17 degrees W 105'; S 8 degrees W 105'; S 8 degrees W 120'; S 8 degrees W 120' to an iron pin in the fence row on the Will Rust fence line also being the corner of P. V. Stephens, Jr. 10 acre tract. Thence following the fence line the following calls: N 85 degrees W 99'; N 81 degrees W 175'; N 81 degrees W 150'; N 88 degrees W 211' to an iron pin in the fence row being the corner of Jerry Stephens 22.67 acre tract and Will Rust west line. Thence N 22 degrees E 57'; N 11 degrees E 126'; N 23 degrees E 92'; N 44 degrees E 79'; N 54 degrees E 89'; N 34 degrees E 50'; N 41 degrees E 52'; N 30 degrees E 42'; N 21 degrees E 72' N 36 degrees E 63'; N 41 degrees E 67'; N 22 degrees E 118' to an iron pin the same as the beginning. This parcel of land containing 7.95 acres +/- more or less.

Being the same property conveyed to Arther L. Stephens and wife, Cathy T. Stephens, by Deed from Willie Floyd Crook of record in Book 4995, page 131, Register's Office for Davidson County, Tennessee.

unimproved (X)
This is improved ( ) property, known as Rt. 2, Old Charlotte Road, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. Wherever 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 our hand s this 10th day of July, 2003

Arther L Stephens by Cathy T Stephens His Attorney in Fact
Arther L. Stephens

Cathy T Stephens
Cathy T. Stephens

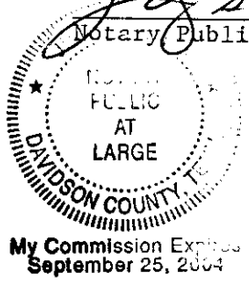
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Cathy T. Stephens, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her/their oath(s) acknowledged to be the within named bargainor(s), and that he/she/they executed the foregoing instrument of his/her/their own free will for the purposes therein contained.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 10th day of July, 2003.

Notary Public

My Commission Expires: 9/25/2004



My Commission Expires
September 25, 2004

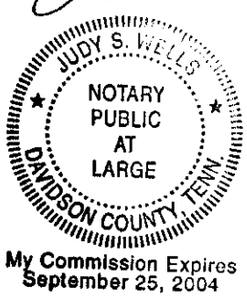
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Cathy T. Stephens, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-In-Fact for Arther L. Stephens, the within named bargainor, and that he/she as such Attorney in Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Arther L. Stephens, the bargainor, by the said Cathy T. Stephens, as Attorney in Fact.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 10th day of July, 2003.

Notary Public

My Commission Expires: 9/25/2004



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