THIS INSTRUMENT PREPARED BY:

JOSEPH L. LACKEY, JR.
NOEL PLACE, SUITE 125
200 FOURTH AVENUE NORTH
NASHVILLE, TENNESSEE 37219
(615) 726-3555

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215
BOX 10-A

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $410,000.00

Daniel R. Haneline
Affiant

Subscribed and sworn to before me, this the 23rd day of July, 2003.

Notary Public

My Commission Expires:

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr. and Mrs. Michael D. Berry 2227 Chickering Lane Nashville, TN 37215	Same	Map 144 – Group 10 Parcel 17

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we DANIEL ROBERT HANELINE and DEBRA JUNE HANELINE BOAZ, hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto MICHAEL D. BERRY and Wife, STEPHANIE F. BERRY, hereinafter called the **GRANTEES** their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 34 on the Plan of Chickering Valley, of record in Book 2331, pages 121, 122 and 123, Register's Office for said County.

Said Lot fronts 153 feet on the west side of Chickering Lane and runs back 314.1 feet on the north line and 350 feet on the south line, to a dead line in the rear, which is a broken line, on which it measures 201 feet.

Being the same property conveyed to Robert A. Haneline and wife, Betty L. Haneline by Warranty Deed from Andrew Ewing, Trustee of Record in Book 3099, page 587, Register's Office for Davidson County, Tennessee. Further Betty L. Haneline predeceased Robert A. Haneline and he died testate March 24, 2003. His Last Will and Testament being probated and recorded in Will Book 5199, page 1085090. Said Will divised all of his estate both real and personal to his son and daughter Daniel Robert Haneline and Debra June Haneline Boaz, the Grantors herein.

This conveyance is made subject to restrictions filed for record July 11, 1956, in Book 2542, page 25, Register's Office for Davidson County, Tennessee, and the recorded plan shows an Owner's Certificate, a 100 foot set-back line from Chickering Lane, a 10 foot easement for public utilities along the west rear lines and an anchor easement 2-1/2x30 feet on Chickering Lane at the south front corner.

This is improved property, known as 2227 Chickering Lane, Nashville, Tennessee 37215.

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. We do covenant

Davidson County DEEDWARR
Recvd: 07/25/03 15:44 2pgs
Fees:13.00 Taxes:1517.00
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with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the **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 our hands this 23 day of July, 2003.

Daniel R. Haneline

Debra June Haneline Boaz

ACKNOWLEDGMENT:

STATE OF TENNESSEE)
COUNTY OF COUNTY)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **DANIEL ROBERT HANELINE** and **DEBRA JUNE HANELINE BOAZ**, the bargainor, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 23 day of July, 2003.

NOTARY PUBLIC AT LARGE Exp. 10/25/2003 MONTGOMERY COUNTY, TENNESSEE DAVIDSON COUNTY

Notary Public

My Commission Expires: _____