THIS INSTRUMENT PREPARED BY:
Barry B. White
Cecilia West Spivy
Attorneys at Law
111 West Commerce, Suite
Lewisburg, TN 37091

Map pg. & Parcel 096-05-0-125.00

Davidson County DEEDWARR
Recvd: 07/28/03 19:35 3pgs
Fees:18.00 Taxes:499.50
20030728-0105704

Based on information provided by the parties.

WARRANTY DEED

FROM: EDNA GRACE NUNLEY STEELE, Individually, and as Attorney-In-Fact for DOROTHY JEAN NUNLEY PHILLIPS, WILLIAM DEMPSEY NUNLEY, JEAN ANN NUNLEY BRADLEY, JOSEPH E. HURT, BAXTER HURT, JR. BRIXEY SHELTON AND JAN SHELTON

To: ANDY M. ROBINSON AND WIFE, KRISTEN ROBINSON

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, the undersigned, EDNA GRACE NUNLEY STEELE, Individually, and as Attorney-In-Fact for DOROTHY JEAN NUNLEY PHILLIPS, WILLIAM DEMPSEY NUNLEY, JEAN ANN NUNLEY BRADLEY, JOSEPH E. HURT, BAXTER HURT, JR. BRIXEY SHELTON AND JAN SHELTON, have this day bargained and sold, and do, by these presents, transfer and convey unto ANDY M. ROBINSON AND WIFE, KRISTEN ROBINSON, their heirs and assigns, all our right, title and interest in and to the following described realty located in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot 5 on the Plan of Colonial Village, as of record in Book 1424, page 58, Register's Office for said County, described as follows:

BEGINNING at a point in the easterly margin of Donelson Pike, the common corner of Lots Nos. 5 & 6; thence with the line between said lots, easterly 199.45 feet to the west line of Lot No. 54; thence with the line of the same northerly 71.51 feet to the south margin of Colonila Circle; thence with the margin of the same westerly 172.85feet to the beginning of a curve; thence around said curve, southwesterly 38.75 feet to the easterly margin of Donelson Pike; thence with the margin of the same, southerly 50.2 feet to the beginning.

Included in the above description but excluded therefrom is that portion thereof described in the Deed of record in Book 4162, page 746, Register's Office for Davidson County, Tennessee.

This being a portion of the property conveyed to Baxter H. Hurt and wife, Grace Nunley Hurt as tenants in common by deed of record in Book 2959, page 75, RODCT. Grace Nunley Hurt died testate in 1975. Her will is of record in Will Book 114, page 603 in the records of the Davidson County Probate office. In her will she left her 1/2 interest in the property to William Dempsey Nunley, Dorothy Jean Nunley Phillips, Edna Grace Nunley Steele and Jean Ann Nunley Bradley. Baxter H. Hurt died intestate on October 4, 1976 survived by Joseph E. Hurt, Baxter Hurt, Jr. and the children of Frances Hurt Shelton, Jan Shelton and Brixey Shelton.

By authority of the grantor herein, reference is made to a Power of Attorney from DOROTHY JEAN NUNLEY PHILLIPS, WILLIAM DEMPSEY NUNLEY, JEAN ANN NUNLEY BRADLEY, JOSEPH E. HURT, BAXTER HURT, JR. BRIXEY

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SHELTON AND JAN SHELTON to Edna Grace Nunley Steele, in Instrument No. _____, Instrument No. _____, Instrument No. _____, Instrument No. _____, Instrument No. _____, Instrument No. _____, Instrument No. _____,RODCT, for authority of the grantor to convey said real estate.

This property is conveyed to subject to all matters shown on plat of subdivision of record on Plat Book 1424, page 58, Register's Office of Davidson County, TN. 2003 Taxes have been prorated between the parties and assumed by the Grantees. Possession shall pass with the execution of this instrument.

TO HAVE AND TO HOLD unto the said Grantees, their heirs and assigns, in fee simple forever.

The Grantor COVENANTS, individually and as Attorney-in-Fact for DOROTHY JEAN NUNLEY PHILLIPS, WILLIAM DEMPSEY NUNLEY, JEAN ANN NUNLEY BRADLEY, JOSEPH E. HURT, BAXTER HURT, JR. BRIXEY SHELTON AND JAN SHELTON, that they are lawfully seized and possessed of the granted realty; that they have a good and lawful right to sell and convey the same; that said property is not encumbered, except as herein stated; and that they will forever warrant and defend the title thereto unto the said Grantees, their heirs and assigns, against the lawful claims and demands of all persons whomsoever.

WITNESS MY HAND this 21st day of July, 2003.

EDNA GRACE NUNLEY STEELE
Individually

EDNA GRACE NUNLEY STEELE
as Attorney-In-Fact for DOROTHY JEAN NUNLEY PHILLIPS

EDNA GRACE NUNLEY STEELE
As Attorney-In-Fact for WILLIAM DEMPSEY NUNLEY

EDNA GRACE NUNLEY STEELE
As Attorney-In-Fact for JEAN ANN NUNLEY BRADLEY

EDNA GRACE NUNLEY STEELE
As Attorney-In-Fact for JOSEPH E. HURT

EDNA GRACE NUNLEY STEELE
As Attorney-In-Fact for BAXTER HURT, JR.

EDNA GRACE NUNLEY STEELE
As Attorney-In-Fact for JAN SHELTON

EDNA GRACE NUNLEY STEELE
As Attorney-In-Fact for BRIXEY SHELTON

THIS INSTRUMENT SHOULD BE RECORDED IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE AS SOON AS POSSIBLE AFTER HAVING BEEN SIGNED.

BARRY B. WHITE
ATTORNEY-AT-LAW
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STATE OF TENNESSEE
COUNTY OF Williamson

On this 21st day of July, 2003, before me personally appeared EDNA GRACE NUNLEY STEELE, individually and as Attorney-In-Fact for DOROTHY JEAN NUNLEY PHILLIPS, WILLIAM DEMPSEY NUNLEY, JEAN ANN NUNLEY BRADLEY, JOSEPH E. HURT, BAXTER HURT, JR. BRIXEY SHELTON AND JAN SHELTON, to me known to be the person described in, and who executed the foregoing and attached instrument, and who acknowledged that she executed the same as her free act and deed and the free act and deed of said DOROTHY JEAN NUNLEY PHILLIPS, WILLIAM DEMPSEY NUNLEY, JEAN ANN NUNLEY BRADLEY, JOSEPH E. HURT, BAXTER HURT, JR. BRIXEY SHELTON AND JAN SHELTON.

My Commission Expires: 3-26-07

IN WITNESS WHEREOF, I hereunto affix my signature and official seal in the County and State aforesaid.

CECILIA WEST SPIVY NOTARY PUBLIC AT LARGE MARSHALL COUNTY, TN

Notary Public

STATE OF TENNESSEE
COUNTY OF Williamson

The undersigned makes oath that the actual value or consideration of this transfer is $ 135,000.00.

Kristen Robinson

Sworn to and subscribed before me this 21st day of July, 2003.

Notary Public

My Commission Expires: 3-26-07

CECILIA WEST SPIVY NOTARY PUBLIC AT LARGE MARSHALL COUNTY, TN

TAXES WILL BE PAID BY:	OWNERS' NAME & ADDRESS
Kristen Robinson	Kristen & Andy Robinson
Andy Robinson	1218 Choctaw Trail
	Brentwood, TN 37027

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