STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,000.00.

Patricia A Weaver
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 31st day of July, 2003.

Notary Public

My Commission Expires: 7/31/04

NOTARY PUBLIC AT LARGE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Hickory Hollow Title, LLC
5252 Hickory Hollow Pkwy
Suite 2207C
Antioch, Tennessee 37013

Davidson County DEEDWARR
Recvd: 08/04/03 15:36 2pgs
Fees:13.00 Taxes:466.20
20030804-0110328

ADDRESS NEW OWNER(S) AS FOLLOWS:
Patricia A. Weaver
5025 Ashley Drive
Nashville, TN 37211

SEND TAX BILLS TO:
Wells Fargo Home Mortgage, Inc.
P.O. Box 9143
Des Moines, IA 50306-9143

MAP-PARCEL NUMBERS:
Map & Parcel: 161-02-0-082.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Don Robin Jennings, unmarried** hereinafter referred to as Grantors, hereby transfers and conveys to **Patricia A. Weaver, unmarried** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being Lot No. 43 on the Plan of McMurray Hills, as of record in Book 3700, Page 5, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Don Robin Jennings, unmarried, by Warranty Deed from Joseph D. McClanahan, Jr. and wife, Loretta G. McClanahan, of record in Book 7106, Page 1, Register's Office for Davidson County, Tennessee, dated January 12, 1987.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2003, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 3700, Page 5, said Register's Office.

Restrictive covenants contained in an instrument of record in Book 3882, Page 846, said Register's Office.

Any and all visible easement lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2003, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 5025 Ashley Drive, Nashville, TN 37211.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 my hand this 31st day of July, 2003.

Don Robin Jennings

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Don Robin Jennings, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of July, 2003.

Notary Public

My Commission Expires: 7/31/06

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

323-HH