Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

RECORD AND RETURN TO:
CLOSING & TITLE SERVICES, INC.
533 RIVERGATE PARKWAY
GOODLETTSVILLE, TN 37072

39-B
File #03-1491

Davidson County DEEDWARR
Recvd: 08/06/03 08:23 2pgs
Fees:13.00 Taxes:874.68
20030806-0111414

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned T.P. Stephens, Jr., single hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Phillip E. Hutcheson, and spouse Kathryn Hutcheson, Sr. hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit: *Hay

Land in Davidson County, Tennessee, Being Lot No. 24 of Block 3 on the Plan of Fairfax Place, as of record in Book 547, pages 137 and 138, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to T.P. Stephens, Jr. by deed of record in Book 8712, Page 460, Registers office for said County.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 2800 Acklen Avenue, Nashville TN 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 25th day of July, 2003

T.P. Stephens, Jr.

State of Tennessee)
County of Davidson)

On this 25th day of July, 2003, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named T.P. Stephens, Jr., the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution ~~as a~~ free act and deed.

Notary Public

My Commission Expires: 7-30-05

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 236,400.00.

Affiant

Sworn and subscribed before me on this the 25th day of July, ~~2003~~.

Notary Public

My Commission Expires: 7-30-05

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

NEW OWNER:
Phillip E. Hutcheson

P.O. BOX 682245
FRANKLIN, TN 37068

RESPONSIBLE FOR TAX PAYMENT:
National Bank of Commerce
115 29th Avenue, South
Nashville, TN 37212

TAX MAP-PARCEL #:
104-11-7