#6321
Box 13

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration for this transfer
or value of property (whichever is greater)
is $150,000.00. This is equal to or greater than the
property would bring at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me
This [illegible] day of August, 2003.

Notary Public
My Commission Expires 9-30-2006

THIS INSTRUMENT PREPARED BY:
HOLLINS & ASSOCIATES, PLLC
401 Church Street, Suite 2720
Nashville, Tennessee 37219

Davidson County DEEDWARR
Recvd: 08/11/03 13:33 3pgs
Fees:18.00 Taxes:555.00
20030811-0114223

ADDRESS NEW OWNER: RACHEL SANDERSON
1400 Overton Street
Old Hickory, TN 37138

SEND TAX BILL TO:
~~SAME~~ Prime Mortgage USA, Inc.
1811 North Meridian
Indianapolis, IN. 46202
Map:053-03-0, Parcel: 258

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, MICHAEL C. YEASTE AND WIFE, DEBORAH A. YEASTE, hereinafter the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto RACHEL SANDERSON, a single woman, hereinafter the GRANTEE, her successors, heirs, representatives and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described as follows:

SEE ATTACHED EXHIBIT A, WHICH IS INCORPORATED HEREIN BY THIS REFERENCE.

This is (_X_)improved property known as 1400 Overton Street, Old Hickory,Tennessee 37138.

This conveyance is made subject to such limitations, restrictions and encumbrances of record as may affect the premises, including but not limited to the following: _____

SEE ATTACHED EXHIBIT B, WHICH IS INCORPORATED HEREIN BY THIS REFERENCE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, her heirs, successors, representatives and assigns, forever; GRANTOR does further covenant with said GRANTEE that GRANTORS are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as otherwise herein set out; and it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs, successors, representatives 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 my hand this 6th day of August, 2003.

GRANTOR:

Michael C. Yeaste

Deborah A. Yeaste

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said County and State, Michael C. Yeaste and Deborah A. Yeaste, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of August, 2003.

Notary Public

My Commission Expires: 9-30-2006

EXHIBIT A
Real Property Description

Lot No. 167, Section B, Village of Old Hickory, as shown on plan recorded July 16, 1948, in Book 1424, Page 67, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to Michael C. Yeaste and wife, Deborah A. Yeaste, by Warranty Deed from Russell L. Davis and wife, Terri L. Davis, of record in Instrument #20010815-0087974, Register's Office for Davidson County, Tennessee.