I offer this instrument for record, and make oath that the actual consideration for this transfer, or value of the property transferred (whichever is greater), is $ 10

Sworn To Before
Edward M Lestitian
Notary Public
This 31st day of July, 2003
My Commission Expires: 12-3-06

Notarial Seal
Edward M. Lestitian, Jr., Notary Public
City Of Pittsburgh, Allegheny County
My Commission Expires Dec. 3, 2006
Member, Pennsylvania Association Of Notaries

This Instrument Was Prepared by
MOSS, BENTON & WALLIS, PLLC
ATTORNEYS AT LAW
225 N. Parkway
Jackson, Tennessee 38305

Property Owner:
John H Tunstall and Lisa B Tunstall
5045 Villa Crest
Nashville TN 37220

Tax Payer:
John H Tunstall
Lisa B Tunstall
Same as above

WARRANTY DEED

APN 145.07-11

MAP ___, GROUP ___, PARCEL ___

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of Ten and 00/100 ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, we, JOHN H. TUNSTALL, JR. and LISA B. BONNER, have this date bargained and sold and do hereby bargain, sell, transfer and convey unto JOHN H. TUNSTALL, JR. and LISA B. TUNSTALL, husband and wife as tenants by the entirety, the following described lot or parcel of real estate lying and being in Davidson County, Tennessee, and more particularly described as follows:

Being Lot No. 12 on the Plan of Villa Estates as of record in Book 3600, page 66, Register's Office for said County.

BEGINNING at a point in the westerly margin of Villa Crest Drive between Lots 11 and 12, running westerly 342.94 feet to a point; thence southerly along a broken line measuring 176.19 feet; thence easterly 331.05 feet to the westerly margin of Villa Crest Drive; thence northerly along the westerly margin of Villa Crest Drive 175 feet to the point of beginning.

Being the same conveyed to John H. Tunstall, Jr. and Lisa B. Bonner by deed recorded 12/14/94 in Book 9545 and page 119.

TO HAVE AND TO HOLD said lot or parcel of real estate unto the said Grantees, their heirs and assigns, forever.

We covenant with the Grantees that we are lawfully seized and possessed of said real estate, and have a good and valid right to sell and convey the same; and that it is unencumbered.

We will forever warrant and defend the title to said real estate against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS, this 29 day of July, 2003.

JOHN H. TUNSTALL, JR.

LISA B. BONNER

Davidson County DEEDWARR
Recvd: 08/13/03 07:54 2pgs
Fees:12.00 Taxes:0.00

20030813-0115604

STATE OF TENNESSEE)
)
COUNTY OF Sumner)

Personally appeared before me, a Notary Public in and for the State and County aforesaid, John H. Tunstall, Jr., to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND, at office, this the 29 day of July 2003.

NOTARY PUBLIC

My Commission Expires: 4-20-06

STATE OF TENNESSEE)
)
COUNTY OF Sumner)

Personally appeared before me, a Notary Public in and for the State and County aforesaid, Lisa B. Bonner, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS MY HAND, at office, this the 29 day of July 2003.

NOTARY PUBLIC

My Commission Expires: 4-20-06

F:\MIDSOUTH\TUNSTALL\WARRANTY.DED