PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

RETURN TO:
COMMONWEALTH TITLE AGENCY
OF NASHVILLE, INC.
333 GALLATIN RD. SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE is made and entered into this 29th day of August, 2003, by and between MARY SUE GIFFORD, A MARRIED WOMAN, hereinafter called Grantor, and WILLIAM D. PRESLEY, UNMARRIED, hereinafter called Grantee.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which are hereby acknowledged, MARY SUE GIFFORD, A MARRIED WOMAN, Grantor, does hereby bargain, sell, transfer and convey unto WILLIAM D. PRESLEY, UNMARRIED, hereinafter referred to as Grantee, his successors, heirs and assigns, all of that certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor in and to all buildings and fixtures located on said real estate, and any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (collectively, the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 1766 UNION HILL ROAD, GOODLETTSVILLE, TN 37072.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantees, his successors, heirs and assigns forever. The Grantor covenants and agrees with the said Grantee that Grantor is lawfully seized and possessed of the said real estate and that Grantor has a good and lawful right to sell the same. The Grantor further covenants that the same is unencumbered except as otherwise set forth in Exhibit "B".

Grantor further covenants and binds herself and her successors, heirs and assigns, to warrant and forever defend the title to said Grantee, his successors, heirs and assigns, against the lawful claims of all person whomsoever.

WILLIAM GIFFORD, HUSBAND of MARY SUE GIFFORD, the Grantor herein, joins in the herein conveyance for the sole purpose of conveying any right, title and interest he may have in and to the property described herein, marital or otherwise.

WITNESS the hand and seal of Grantor on the day and year first above written.

MARY SUE GIFFORD
Signature of Seller

WILLIAM GIFFORD
Signature of Seller Spouse

Davidson County DEEDWARR
Recvd: 09/09/03 08:34 3pgs
Fees:18.00 Taxes:185.00

20030909-0131159

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY SUE GIFFORD, joined by HER HUSBAND, WILLIAM GIFFORD,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that _he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of **August, 2003.**

Howard M. Skipworth
Notary Public

HOWARD M. SKIPWORTH NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

MY COMMISSION EXPIRES: JANUARY 31, 2004

My Commission Expires:_____

Name and Address of Property Owner:

WILLIAM D. PRESLEY, UNMARRIED

1222 CARTWRIGHT CIRCLE N.
GOODLETTSVILLE, TN 37072

Property Address:

1766 UNION HILL ROAD
GOODLETTSVILLE, TN 37072

Person Responsible for Taxes:

SAME

Map & Parcel #: MAP 17, PARCEL 16.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$50,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **29th** day of **August, 2003.**

Howard M. Skipworth
Notary Public

HOWARD M. SKIPWORTH NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

MY COMMISSION EXPIRES: JANUARY 31, 2004

My Commission Expires: _____

RETURN TO:

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333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

A tract of land in the 10th, formerly the 22nd Civil District of Davidson County, Tennessee, according to a survey made by Joe Henry, Surveyor, as follows:

Beginning at a point in center of Greer Road opposite Center line of Union Hill Road; thence North 75 1/2 deg. East 92 feet to an iron pin; thence South 69 deg. East 166 feet to an iron pin; thence South 37 deg. West 52 feet to an iron pin; thence South 45 deg. East 91 feet to an iron pin; thence South 62 deg. West 169 feet to a point in the center of Union Hill Road; thence running with center of Union Hill Road approximately 244 feet to the point of beginning.

BEING the same property conveyed to MARY SUE GIFFORD, A MARRIED WOMAN, by Warranty Deed from JOSEPH R. PROCHASKA, SUCC. TRUSTEE, of record in INSTRUMENT NO. 20030311-0032112, Register's Office for DAVIDSON County, Tennessee.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2003 and subsequent years, A LIEN, not yet due and payable (MAP 17, PARCEL 16.00).
2. ANY and all other matters appearing of record.