This instrument prepared by:
L. Broner McCoy, Atty
102 N. Main Street
Ashland City, TN 37015

John N. Anderson

To: GRACE ARTHUR KYLE
214 Old Hickory Blvd. #108
Nashville, TN 37221

Map&Parcel: 142-4-A-108CO

Send Tax Bills To: Same

Davidson County DEEDWARR
Recvd: 09/11/03 17:16 2pgs
Fees:13.00 Taxes:277.50
20030911-0133757

WARRANTY DEED

For and in consideration of the sum of TEN and NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, JOHN N. ANDERSON, Grantor herein; has bargained and sold and by these presents do transfer and convey unto GRACE ARTHUR KYLE, a married person, Grantee herein, her heirs and assigns, the following described property:

Land Situated in Davidson County, Tennessee:

BEING Unit 108, in a Horizontal property Regime located on the Plat of Belle Forest, of record in Book 5200, page 167, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to John N. Anderson, by Warranty Deed from Jeanne Loggins, of record in book 10997, page 837, Register's Office for Davidson County, Tennessee

This conveyance is subject to any and all existing restrictions and easements of record.

The spouse of John N. Anderson, McAlister W. Anderson, joins in this instrument to convey any and all marital interest she might possess in and to the aforedescribed tract of land.

The 2003 Property Taxes have been prorated to the date of exchange with Grantee assuming responsibility for payment of same.

To have and to hold the said parcel of real property, with appurtenances, estate, title, and interest thereto belonging unto the said Grantee, her heirs and assigns forever. Grantor, does covenant with Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that it is unencumbered unless otherwise herein set forth. It does further covenant and bind itself and it successors and representatives to warrant and forever defend the title unto said real property unto the Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, JOHN N. ANDERSON, and wife McALISTER W. ARTHUR, have caused this instrument to be executed, this the 28th day of August, 2003.

John N. Anderson
JOHN N. ANDERSON

McAlister W. Anderson
McALISTER W. ANDERSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, JOHN N. ANDERSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office this the 28th day of August, 2003.

My commission Expires: 10/23/06

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, McALISTER W. ANDERSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office this the 28th day of August, 2003.

My commission Expires: 10/23/06

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF CHEATHAM

The actual consideration or value, whichever is greater, for this transfer is

$ 75,000.00

John N. Anderson
GRANTOR

SWORN to and subscribed before me
This the 28th day of August, 2003.

My commission Expires: 10/23/06

NOTARY PUBLIC