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

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

WARRANTY DEED

THIS INDENTURE is made and entered into this 10th day of September, 2003, by and between NINA M. JACKSON, A MARRIED WOMAN, BETTY JANE HOLLOWAY, A MARRIED WOMAN, JANET LEIGH ALESSIO, A MARRIED WOMAN, JONI LYNN KIES, A MARRIED WOMAN, JENNIFER LANE HOUDESHELL, A MARRIED WOMAN, AND ROBERT FRANKLIN HUNTER, JR., A MARRIED MAN, hereinafter called Grantors, and ROY W. HOLLOWAY and wife, BETTY JANE HOLLOWAY hereinafter called Grantees.

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, NINA M. JACKSON, A MARRIED WOMAN, AN UNDIVIDED 33.33333% INTEREST, BETTY JANE HOLLOWAY, A MARRIED WOMAN, AN UNDIVIDED 33% INTEREST, JANET LEIGH ALESSIO, A MARRIED WOMAN, AN UNDIVIDED 8.3333% INTEREST, JONI LYNN KIES, A MARRIED WOMAN, AN UNDIVIDED 8.3333% INTEREST, JENIFER LANE HOUDESHELL, A MARRIED WOMAN, AN UNDIVIDED 8.3333% INTEREST AND ROBERT FRANKLIN HUNTER, JR., A MARRIED MAN, AN UNDIVIDED 8.3333% INTEREST, Grantors, do hereby bargain, sell, transfer and convey unto BETTY JANE HOLLOWAY and ROY W. HOLLOWAY, WIFE AND HUSBAND, hereinafter referred to as Grantees, their 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 Grantors 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 3912 DEVONSHIRE DRIVE, NASHVILLE, TN 37207.

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

Grantors further covenant and binds themselves and their successors, heirs and assigns, to warrant and forever defend the title to said Grantee, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS the hands and seals of Grantors on the day and year first above written.

Nina M. Jackson
by Betty Jane Holloway - Attorney in Fact
NINA M. JACKSON
Signature of Seller

Betty Jane Holloway
BETTY JANE HOLLOWAY
Signature of Seller

Janet Leigh Alessio
JANET LEIGH ALESSIO
Signature of Seller

Joni Lynn Kies
JONI LYNN KIES
Signature of Seller

Jenifer Lane Houdeshell
JENNIFER LANE HOUDESHELL
Signature of Seller

Robert F. Hunter Jr.
ROBERT FRANKLIN HUNTER, JR.
Signature of Seller

Davidson County DEEDWARR
Recvd: 09/18/03 08:22 5pgs
Fees:28.00 Taxes:425.50
20030918-0137778

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, BETTY JANE HOLLOWAY, 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/SHE/THEY executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in **DAVIDSON** County, this 10th day of September, 2003.

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

Howard M. Skipworth
Notary Public

My Commission Expires:

MY COMMISSION EXPIRES: JANUARY 31, 2004

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, JANET LEIGH ALESSIO, the within named bargainor, 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 and official seal at office in **DAVIDSON** County, this **10th** day of **September, 2003.**

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

Howard M. Skipworth
Notary Public

My Commission Expires:

MY COMMISSION EXPIRES: JANUARY 31, 2004

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, JONI LYNN KIES, the within named bargainor, 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 and official seal at office in DAVIDSON County, TENNESSEE, this **10th** day of **September, 2003.**

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

Howard M. Skipworth
Notary Public

My Commission Expires:

MY COMMISSION EXPIRES: JANUARY 31, 2004

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, JENNIFER LANE HOUDESHELL, the within named bargainor, 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 and official seal at office in DAVIDSON County, TENNESSEE, this **10th** day of **September, 2003.**

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

Howard M. Skipworth
Notary Public

My Commission Expires:

MY COMMISSION EXPIRES: JANUARY 31, 2004

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, ROBERT FRANKLIN HUNTER, JR., the Grantor herein, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of **September, 2003.**

Howard M. Skipworth
Notary Public

My Commission Expires:

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

MY COMMISSION EXPIRES: JANUARY 31, 2004

ATTORNEY IN FACT
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this **10th** day of **September, 2003** before me personally appeared BETTY JANE HOLLOWAY, to me known, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of NINA M. JACKSON, and acknowledged that he/she executed the same as the free act and deed of said NINA M. JACKSON, PURSUANT TO POWER OF ATTORNEY OF RECORD IN INSTRUMENT NO. _____, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Witness my hand, at office, this **10th** day of **September, 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:

BETTY JANE HOLLOWAY and ROY W. HOLLOWAY, WIFE AND HUSBAND

3912 DEVONSHIRE DRIVE
NASHVILLE, TN 37207

Property Address:

3912 DEVONSHIRE DRIVE
NASHVILLE, TN 37207

Person Responsible for Taxes:

SAME

Map & Parcel #: MAP 41-11, PARCEL 108

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 **$115,000.00** 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.

Roy W. Holloway
Affiant

Sworn to and subscribed before me, a Notary Public, this **10th** day of **September, 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:

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

EXHIBIT 'A'

Land in Davidson County, Tennessee, being Lot No. 173 on the Plan of Bellshire Estates, Section 4, of record in Book 2133, page 113, Register's Office for said County.

Said Lot 173 fronts 114.9 feet on the westerly margin of Devonshire Drive and runs back between lines, 325.2 feet on the south line and 294 feet on the north line, to a dead line in the rear on which it measures 162 feet.

BEING the same property conveyed to JAMES F. HUNTER AND WIFE, NINA E. HUNTER, by Warranty Deed from WILLIAM J. TRUE AND WIFE, ALICE DUNN TRUE, of record in Book 2450, page 189, Register's Office for DAVIDSON County, Tennessee. The said Nina E. Hunter having since died on Feb., 1984, the property vested by operation of law in her surviving spouse, James F. Hunter. James F. Hunter, a/k/a James Franklin Hunter died on December 29, 2001, testate, and by his Last Will and Testament filed in the Probate Court for Davidson County, Tennessee, to Docket No. 03P-84, and filed in Will Instrument No. 5014-992019, the property vests in his children, Nina M. Jackson and Betty Jane Holloway, and the children of his deceased son, Robert F. Hunter, they being Janet Leigh Alessio, Joni Lynn Kies, Jennifer Lane Houdeshell and Robert Franklin Hunter, Jr., being all of the Grantors herein.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2003 and subsequent years, A LIEN, not yet due and payable (MAP 41-11, PARCEL 108). 2002 real property taxes are PAID in the TOTAL amount of 1150.08.

2. All matters as set forth on the Plan of BELLSHIRE ESTATES, SECTION 4, of record in Plat Book 2133, pages 113, said Register's Office, including any and all setback lines, easements, notes, restrictions, etc., as may be shown thereon.

3. Any and all other matters appearing of record.