Davidson County DEEDWARR
Recvd: 09/23/03 10:55 2pgs
Fees:13.00 Taxes:291.56

20030923-0140545

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 78,500.

Affiant

Subscribed and Sworn to before me on this the 17 day of September, 2003.

Notary Public

My Commission Expires: _____

BOX 10-A

THIS INSTRUMENT PREPARED BY:
J. Greg Hardeman
PREMIER ESCROW, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To	Map-Parcel Number(s)
Mr. Robert S. Hite 5316 General Forrest Court Nashville, TN 37215	Same	96-05-82

For good and valuable consideration, receipt of which is hereby acknowledged, Cheryl Lynn Cloud Anderson and Steven Craig Cloud ("Grantors") have bargained and sold, and by these presents do transfer and convey unto Robert S. Hite ("Grantee") certain real estate located in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 133 on the Plan of Woodberry Park as of record in Book 2133, page 117, 118 and 199, Register's Office for Davidson County, Tennessee.

Said Lot 133 fronts 80 feet on the northerly side of Woodberry Drive and runs back 185.8 feet on the easterly line and 265.8 feet on the westerly line to a dead line, measuring 128.4 feet thereon.

Being the same property conveyed to Earl H. Cloud, Sr. and wife, Dorothy B. Cloud, by Deed from Leon C. Walker and wife, Thelma J. Walker, of record in Book 2736, page 49, said Register's Office and also being the same property conveyed to E. H. Cloud, Sr. and wife, Dorothy B. Cloud by Court Decree of record in Book 8554, page 386, said Register's Office. E. H. Cloud, Sr. and Earl H. Cloud, Sr. are one and the same person.

Earl H. Cloud, Sr. died leaving his wife, Dorothy B. Cloud as surviving spouse and surviving spouse and surviving tenant by the entirety. Dorothy B. Cloud died, leaving a Last Will and Testament of record in Will Book 5119/1045475, Office of the Davidson County Probate Court Clerk (Docket No. 03P-371). Cheryl Lynn Cloud Anderson and Steven Craig Cloud are the devisees under the Last Will and Testament of Dorothy B. Cloud.

The land is further subject to a sewer easement of record in Book 6190, page 631, Register's Office for Davidson County, Tennessee.

This is improved property known as 2660 Woodberry Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD the said real property with the appurtenances, hereditaments, estate, title and interest thereto belonging to Grantees, its successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seized and possessed of said land in fee simple subject to the matters set forth above, has good right to convey it subject to the matters set forth above, and the same is unencumbered except as set forth above. Grantor further covenants and binds itself, its heirs, representatives, successors and assigns to warrant and forever defend the title to the said real property to Grantees, its successors and assigns against the lawful claims of all persons whomsoever except claims arising out of matters set forth above.

As used herein, the singular number shall include the plural and the masculine gender all other genders.

Witness Grantor's hand this 19 day of September, 2003.

Cheryl Lynn Cloud Anderson

Cheryl Lynn Cloud Anderson

Steven Craig Cloud

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Cheryl Lynn Cloud 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 foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 19 day of September, 2003.

NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Steven Craig Cloud, 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 foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 19 day of September, 2003.

NOTARY PUBLIC

My Commission Expires: _____