THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 16884J

MAP/GROUP/PARCEL:
033-00-0-176.00

NEW OWNER'S NAME AND ADDRESS:
RICHARD. POWELL AND WIFE,
REBECCA POWELL
504 WEST CAMPBELL ROAD
GOODLETTSVILLE, TN 37072

Davidson County DEEDWARR
Recvd: 10/15/03 08:58 2pgs
Fees:13.00 Taxes:769.80
20031015-0152603

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, RUSSELL LEE ARMOUR and JOANN ARMOUR, HUSBAND AND WIFE, hereinafter called Grantors, do hereby transfer and convey unto RICHARD POWELL, a married man, his heirs and assigns, hereinafter called Grantee, property described as follows:

> Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Armour Subdivision, a Plat of which is of record in Plat Book 7900, Page 748, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said property.
>
> The subject property is commonly known as 504 WEST CAMPBELL ROAD, GOODLETTSVILLE, TN 37072.
>
> BEING the same property conveyed to Grantors herein by deed of record in Book 5661, Page 442, Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantors covenant with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

RUSSELL LEE ARMOUR

JOANN ARMOUR

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, RUSSELL LEE ARMOUR and JOANN ARMOUR, HUSBAND AND WIFE, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 8th day of October, 2003.

NOTARY PUBLIC

My Commission Expires:
4-8004

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires April 20, 2004

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $208,000.00.

AFFIANT

Sworn to and subscribed before me, this the 8th day of October 2002.

NOTARY PUBLIC

My Commission Expires:
4804

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires April 20, 2004