THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:

H. Anthony Duncan, Esq.
Aspen Grove Title, Inc.
201 Seaboard Lane, Suite 100
Franklin, TN 37067

STATE OF TENNESSEE)
COUNTY OF Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSER IS $119,500.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 24th day of October, 2003.

Notary Public

My Commission Expires: 1/4/06

NOTARY PUBLIC AT LARGE WILLIAMSON

Davidson County DEEDWARR
Recvd: 10/27/03 11:21 2pgs
Fees:13.00 Taxes:442.15

20031027-0157901

WARRANTY DEED

ADDRESS OF NEW OWNER(S):
Polly Willis
2213 Riverway Drive
Old Hickory, TN 37138

SEND TAX BILLS TO:
Franklin American Mortgage Co.
501 Corporate Centre Drive, Ste. 400
Franklin, TN 37067

MAP-PARCEL NUMBERS:
053-06-0-A 202.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **DANIEL CLEVENGER and wife, CARRIE CLEVENGER** hereinafter referred to as Grantor(s), hereby transfers and conveys to **POLLY WILLIS, unmarried,** hereinafter referred to as Grantee(s), his/her/their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

BEING Lot No. 202 on the Plan of Waterford, Phase 2, as shown of record in Plat Book 7900, Page 412, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to DANIEL CLEVENGER by Quitclaim Deed from RONALD L. CLEVENGER and BARBARA A. CLEVENGER of record as Instrument No. 20011126-0128691, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, restrictions and easements of record in the Register's Office of Davidson County, Tennessee.

Taxes for the current year have been prorated and have been assumed by Grantee(s).

This is improved property known as: **2213 Riverway Drive, Old Hickory, TN 37076.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **GRANTEE**, his heirs and assigns forever, and I do covenant with the said **GRANTEE** that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEE**, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 24th day of October, 2003.

DANIEL CLEVENGER

CARRIE CLEVENGER*

***Carrie Clevenger joins in this conveyance as the wife of Daniel Clevenger, hereby conveying all marital interest she has in said real property.**

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Daniel Clevenger** with whom I am personally acquainted (or who 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 this 24 day of October, 2003.

Notary Public

My Commission Expires: 1/4/06

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Carrie Clevenger**, with whom I am personally acquainted (or who 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 this 24 day of October, 2003.

Notary Public

My Commission Expires: 1/4/06