ADDRESS OF NEW OWNER &
SEND TAX BILLS TO:

NORMAN McLEAN
223 Lankford Lane
Gallatin, Tn 37066

THIS INSTRUMENT WAS PREPARED BY:
KELLY & SMITH
LAW OFFICES
GALLATIN, TENNESSEE 37066

MAP/PARCEL 03308003900

Davidson County DEEDWARR
Recvd: 10/28/03 12:58 3pgs
Fees:18.00 Taxes:366.30
20031028-0158646

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **NINETY-NINE THOUSAND AND NO/100 ($99,000.00) DOLLARS**, cash in hand paid, the receipt of which is hereby acknowledged, I, **WILLIE MAI LANE BROWN**, have this day bargained and sold and by these presents do hereby transfer and convey unto **NORMAN McLEAN,** his heirs and assigns, the following described lot or parcel of land situated in **Davidson County**, Tennessee, within the corporate limits of the City of Goodlettsville, as follows:

BEING Lot No. 168 on the Plan of GATEWOOD, SECTION I, as of record in Book 3300, page 49, Register's Office of Davidson County, Tennessee.

BEGINNING at a point in the westerly margin of Marita Avenue at the corner of Lots Nos. 168 and 169; thence with the line between said lots, southwesterly 131.9 feet to the corner of Lot No. 187; thence with the between Lots Nos. 168 and 187, northwesterly 95 feet to the southeasterly margin of Gates Road; thence with the margin of the same, northeasterly 125.5 feet to the beginning of a curve; thence around said curve, easterly 40.6 feet to the margin of Marita Avenue; thence with the margin of the same, southeasterly around a slight curve, 130 feet to the point of beginning.

BEING the same property conveyed to Edward Franklin Brown and wife, Willie Mai Lane Brown by deed from Wayne Rogers Inman and wife, Bonnie Marie Inman, dated February 8, 1968, and of record in Book 4210, page 297, Register's Office of Davidson County, Tennessee. The said Edward Franklin Brown is now deceased leaving Willie Mai Lane Brown as the sole owner.

TO HAVE AND TO HOLD the above described lot or parcel of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said **GRANTEE**, his heirs and assigns, in fee simple forever.

I DO COVENANT with the said GRANTEE that I am lawfully seized and possessed of the above-described lot or parcel of land, that I have a good right to convey same, and that the same is unencumbered, EXCEPT for 2003 real estate taxes which are to be pro-rated,

applicable zoning and building regulations and permits and all visible easements and Restrictions if any.

I FURTHER COVENANT with the said GRANTEE and bind myself, my heirs and legal representatives, to warrant and forever defend the title to said lot or parcel of land, unto the said **GRANTEE,** his heirs and assigns, against all lawful claims of all persons whomsoever; EXCEPT as herein above set forth.

WITNESS my hand this the 23rd day of October, 2003.

Willie Mai Lane Brown by Jo Ann Spivey att-in-fact

WILLIE MAI LANE BROWN by JO ANN SPIVEY, ATTORNEY-IN-FACT BY VIRTUE OF POWER OF ATTORNEY OF RECORD IN RECORD ~~XXXXXXXXXXXXXXX~~ PAGE ~~XXXXXXXXX~~ RODCT.

Instrument # 20031028-0158645

STATE OF TENNESSEE

COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JO ANN SPIVEY, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument on behalf of WILLIE MAI LANE BROWN, and who acknowledged that she executed the same as the free act and deed of said WILLIE MAI LANE BROWN.

WITNESS my hand and official seal at office, this the 23rd day of October, 2003.

DaNita Vantrease
NOTARY PUBLIC

MY COMMISSION EXPIRES:

DaNita Vantrease NOTARY PUBLIC AT LARGE Sumner County, Tenn.

My Comm. Exp. 3-14-2004

O A T H

STATE OF TENNESSEE

COUNTY OF SUMNER

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **$99,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Roberta Julian
AFFIANT

SUBSCRIBED and sworn to before me, this the 23rd day of October, 2003.

DaNita Vantrease
NOTARY PUBLIC

MY COMMISSION EXPIRES:

