This Instrument Prepared by:
First Volunteer Title and Real Estate Services, Inc.
1333-E West Main Street
Lebanon, Tennessee 37087

ADDRESS NEW OWNER:
Earl E. Holcomb
C. Joann Holcomb
812 Fall Ct.
Antioch, TN 37013

MORTGAGEE:

_____

_____

Davidson County DEEDWARR
Recvd: 10/28/03 13:49 2pgs
Fees:13.00 Taxes:388.50

20031028-0158703

SEND TAX BILL TO:
same

MAP 150-07-382.00
GROUP __
PARCEL __

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, I, JAMES L. DEATRICK, JR., an unmarried man, has this day bargained and sold, and do hereby transfer and convey unto EARL E. HOLCOMB and wife, C. JOANN HOLCOMB, certain land situated in Davidson County, Tennessee, being more particularly described as follows:

> LAND IN Davidson County, Tennessee, being Lot Number 363 on the Plat of Towne Village of the Country, Section 4-B, of record in Book 6250, Page 496, Register's Office for Davidson County, Tennessee. Said Lot Number 363 fronts 64.43 feet on the Easterly margin of Fall Court and extends back 135.04 feet on the Southerly line and 155 feet on the Northerly line to a deed line in the rear measuring 82.38 feet thereon.
>
> Being the same property conveyed to James L. Deatrick, Jr., by Trustee's Deed , executed by Robert M. Wilson, Jr., as Trustee, instrument of record recorded on July 9th, 2003 as instrument No. 20030709-0095245 in the Register's Office in Davidson County, Tennessee.
>
> Commonly known as: 812 Fall Court, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and the said GRANTOR covenant with the said Grantees herein that Grantor are lawfully seized and possessed of said lands in fee simple; that Grantor have a good and lawful right to convey same, and that the same is unencumbered.

THE GRANTOR further covenant and warrant to forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the current year shall be prorated between the parties as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record and encumbrances as may be shown of record in the county office of the Register of Deeds where the real property is situated.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 30th day of September, 2003.

JAMES L. DEATRICK, JR.

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for the aforesaid state and county, **JAMES L. DEATRICK, JR.**, the bargainor, with whom I am personally acquainted (or proved to me upon the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and seal at office in Lebanon, Tennessee, on this the 30th day of September, 2003.

NOTARY PUBLIC

My Commission Expires: _____

OATH OF CONSIDERATION

I, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest transferred, whichever is greater, is $105,000.00, which amount is equal to or greater than the amount which the property or interest transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to before me this the 30th day of September, 2003.

NOTARY PUBLIC

My Commission Expires: 3-7-05

RUTHERFORD CO. TENN. DEBBIE C. WILLIAMS NOTARY PUBLIC AT LARGE MY COMM. EXP. MARCH 20, 2005