THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 21920-10-2003** 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $272,500.00. Affiant Subscribed and sworn to before me, this 21st day of October, 2003. Notary Public My Commission Expires:

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

WARRANTY DEED

Address New Owner: Mahlon D. Johnson 3722 Richland Avenue Nashville, TN 37205	**Send Tax Bills To:** New Owner	**Tax Information:** Map No.104.09 Parcel No. 071.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Bette O. Wiley, Married**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Mahlon D. Johnson** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

The William Henry Haile, husband of Bette O. Wiley, joins in the execution of this instrument for the purpose of conveying his marital interests, if any, in subject property.

This is Improved property located at **3722 Richland Avenue, Nashville, TN, 37205**

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 21st day of October, 2003.

Bette O. Wiley by William Henry Haile her Attorney-In-Fact AFO

William Henry Haile

Davidson County DEEDWARR
Recvd: 10/29/03 14:24 2pgs
Fees:13.00 Taxes:1008.25

20031029-0159346

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **William Henry Haile** , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of October, 2003.

Notary Public

My Commission Expires:

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

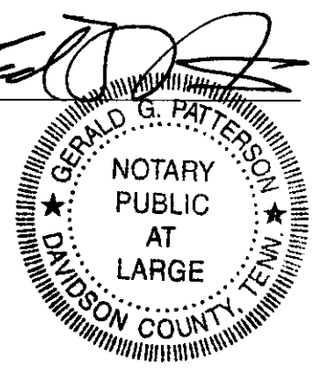
STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named WILLIAM HENRY HAILE, with whom I am personally acquainted, and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for BETTE O. WILEY, and that he is authorized by BETTE O. WILEY to execute this instrument on her behalf.

Witness my hand, at office, this 21st day of October, 2003.

Notary Public

My Commission Expires:



My Commission Expires
NOV. 29, 2003

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 179 of Block 8 Division "A" on the Plan of Richland Realty Company's Property as of record in Plat Book 161, page 151, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Bette O. Wiley, a single person by deed dated September 12, 1994 from Annie S. Ward, Margaret S. Lemm and Juanita S. Condra of record in Book 9475, page 945, Register's Office for Davidson County, Tennessee. The said Bette O. Wiley having since married.

This conveyance is made subject to:

1) 2003 City/County Taxes, which have been paid by the Grantor and prorated by the parties;
2) Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property;
3) All matters appearing on the Plan of record in Plat Book 161, page 151, Register's Office for Davidson County, Tennessee.