This Instrument Was Prepared by
NANCY L. CHOATE
ATTORNEY AT LAW
367 North Parkway
Jackson, Tennessee 38305

(Without Benefit of Survey, Title Examination or Serving as Closing Agent)
142-d-C-6CO

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That I, LLOYD ALLEN McKELVEY, SR., a single person, for and in consideration of the sum of One Hundred ($100.00) Dollars, cash in hand paid, and other valuable and satisfactory consideration, receipt of all which is hereby acknowledged, have this day bargained and sold and do hereby, sell, transfer and convey unto SANDRA K. BEASLEY, a single person, the following described condominium unit, lying and being in the Davidson County, Tennessee, and more particularly bounded and described as follows, to-wit:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit No. Y-401, together with the Carport designated No. Y-401-C, on the Plan of River Plantation, Section 4, a Condominium, of record in Book 4860, pages 107, 108 and 109, Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Lloyd A. McKelvey by Warranty Deed of record in Instrument Number 200006200061342, in the Register's Office of Davidson County, Tennessee.

Person or Agency Responsible for Payment of Taxes
and Property Owner:

Sandra K. Beasley

Address of Above Party:
1057 Toda Pres
Nashville 37221

Davidson County DEEDWARR
Recvd: 11/12/03 08:31 3pgs
Fees:18.00 Taxes:481.00
20031112-0165289

TO HAVE AND TO HOLD said lot or parcel of real estate, being the above described condominium unit, unto the said Sandra K. Beasley, her heirs and assigns forever.

I covenant with said Grantee that I am lawfully seized and possessed of said condominium unit; that I have a good and perfect right to sell and convey the same; that it is free and unencumbered except for (1) 2003 Real Property Taxes which shall be prorated and assumed by the Grantee herein; and (2) undivided interest in and to the general and/or restricted common areas and facilities of River Plantation, Section 4, a condominium, as said areas are set forth and defined in Master Deed of record in Book 4892, page 440 and Book 4956, page 756; and By-Laws of record in Book 4892, page 456, Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars. With the foregoing exceptions, I will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, I have hereunto subscribed my name, this the 7 day of NOV., 2003.

LLOYD ALLEN McKELVEY, SR.

I, or we, hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, (which ever is greater) is $ 130,000.00

Sandra K Beasley

Affiant

Subscribed and sworn before me this the 7 day of NOV., 2003.

DEEDRA N. SUMNER NOTARY PUBLIC AT LARGE MADISON COUNTY, TENN.

Notary Public

My Commission Expires: 10/17/07

STATE OF Tennessee

COUNTY OF Madison

On this 7 day of Nov., 2003, before me personally appeared LLOYD ALLEN McKELVEY, SR., to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND and Official Seal, at office this the 7 day of Nov., 2003.

Deedra N Sumler
Notary Public

DEEDRA N. SUMLER
NOTARY PUBLIC AT LARGE
MADISON COUNTY, TENN.

My Commission expires: 6/17/07