THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 49,000.00

Ralph A. Edwards
Affiant

Subscribed and sworn to before me, this 25th day of November, 2003

Notary Public

My Commission Expires: 10,17,05

Davidson County DEEDWARR
Recvd: 11/26/03 11:54 2pgs
Fees:13.00 Taxes:181.30
20031126-0171962

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
RALPH A. EDWARDS 673 Ewing Drive Nashville, Tennessee 37207	Ralph A. Edwards 1221 Alfred Drive Nashville, Tennessee 37205	MAP 59 PARCEL 88

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FORTY NINE THOUSAND AND NO/100---------- ($ 49,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, ERIC SOX AND WIFE, MISSY SOX hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto RALPH A. EDWARDS AND WIFE, VELMA E. EDWARDS hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING part of Lot No. 18 on the unrecorded Map of the Subdivision of part of the Marshall Waters Land described according to a copy of a survey made May 15, 1960, by Richard B. Omohundro, Engineer, as follows:

BEGINNING at a point at the northeasterly intersection of Knight Road and Ewing Drive, said point being the southwest corner of the property herein described; thence along the said margin of Knight Road, North 3 deg. East 55 feet, more or less, to a point in the center line of Ewing Creek; thence along the said center of Ewing Creek, North 65 deg. 44 min. East 549.0 feet, more or less, to a point; thence continuing with the center line of Ewing Creek, North 38 deg. 30 min. East 299.6 feet, more or less, to a point in the west line of the W.D. Thompson Land; thence along the westerly line of the W.D. Thompson Lands, South 3 deg. 30 min. West 392.4 feet to an iron pin in the northerly margin of Ewing Drive; thence along the said margin of said Drive and having a chord bearing of South 81 deg. 28 min. West 234.0 feet to a point; thence continuing along the said margin of said Drive, South 78 deg. 28 min. West 443.6 feet to the point of beginning.

BEING the same property conveyed to Eric Sox and Missy Sox by deed from Priority Trustee Services of Tennessee, LLC, as Substitute Trustee, of record as Instrument No. 20030724-0103801 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 673 Ewing Drive, Nashville, Tennessee 37207

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEEs, their heirs and assigns, forever.

GRANTORs COVENANT with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of _____ of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 25th day of November, 2003.

ERIC SOX

MISSY SOX

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ERIC SOX AND WIFE, MISSY SOX, the bargainor s, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 25th day of November, 2003.

My Commission Expires: October 12, 2005

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____ day of _____.

My Commission Expires: _____

Notary Public