STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $179,900.00

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 5th day of December, 2003.

Notary Public

My Commission Expires: 11.2205

DONALD R. BARRETT, JR. NOTARY PUBLIC LAHUE WILLIAMSON COUNTY TN

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 12/08/03 10:23 2pgs
Fees:13.00 Taxes:865.63
20031208-0175657

ADDRESS NEW OWNER(S) AS FOLLOWS:
Randall B. Morgan
5054 Stillwood Drive
Nashville, Tennessee 37220

SEND TAX BILLS TO:

MAP-PARCEL NUMBERS:
146-11-0-126.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **C. Brian Alexander and spouse, Christine T. Alexander** hereinafter referred to as Grantors, hereby transfers and conveys to **Randall B. Morgan** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Williamson County, State of Tennessee described as follows, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 173 on the Map of Section One, Revised, Crieve Hall Estates of record in Plat Book 1835, pages 122-123, & 124, Register's Office for said County.

Said Lot No. 173, which is a corner lot, fronts 100.1 feet on the easterly margin of Stillwood Road and fronts 190.80 feet on the broken southerly margin of Crieve Road, said frontages being joined by a curve having a length of 38.91 feet, and extends back 217.1 feet on the southerly line and 140 feet on the easterly line to a point of intersection.

Being the same property conveyed to C. Brian Alexander and spouse, Christine T. Alexander, by Warranty Deed from Audrey C. Spiceland, unmarried, of record in Book 11615, page 421, Register' Office for Davidson County, Tennessee, dated August 10, 1999.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2004, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 1835, Pages 122-124, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 2046, Page 88, Book 2396, page 437, and Book 2332, page 92, Register's Office for Davidson County, Tennessee.

Plan of record in Plat Book 1835, page 122-124, shows a 65 foot minimum building setback line from Stillwood Drive and a 35 foot minimum building setback line from Crieve Road and a 10 foot easement for public utility purposes along the rear line of said lot.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2004, a lien not yet due and payable.

This is improved property known as 5054 Stillwood Drive, Nashville, Tennessee 37220.

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, and I do covenant with the said **GRANTEES** that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEES**, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 5th day of December, 2003.

C. Brian Alexander

Christine T. Alexander

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. Brian Alexander and spouse, and Christine T. Alexander, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 5th day of December, 2003.

Notary Public

My Commission Expires: 11.22.05

DONALD R. BARRETT, JR NOTARY PUBLIC WILLIAMSON COUNTY TN

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