WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/01/04 09:19 2pgs
Fees:13.00 Taxes:499.50

20040301-0022705

MIGNON SMELSER NOTARY PUBLIC AT LARGE Commission Expires Nov. 21, 2007 DAVIDSON CO., TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF February 2004

Notary Public

MY COMMISSION EXPIRES: 11-27-04
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wesley R. Holley (NAME)	National Bank of Commerce (NAME)	MAP 26-16
2418 Mansker Drive (ADDRESS)	112 29th Avenue South (ADDRESS)	PARCEL 42
Madison, TN 37115 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Joseph W. Toney

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wesley R. Holley

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:

Land in Davidson County, Tennessee, being Lot No. 48 on the Plan of Mansker Meadows, Section II, as of record in Book 2663, Pages 15 & 16, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James P. Adams and wife, Frances Aline Adams by Warranty Deed from Mortgage Guaranty Insurance Corporation of record in Book 3906, Page 170* Register's Office for Davidson County, Tennessee. The said James P. Adams having since died, and the said Francis Aline Adams having since married Joseph W. Toney and created a tenancy by the entirety by Quitclaim Deed of record in Book 5115, Page 951, Register's Office for Davidson County, Tennessee. The said Francis Aline Adams Toney having since died.

* and Deed of Correction in Book 5051, Page 979

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF MANSKER MEADOWS, SECTION II, AS OF RECORD IN BOOK 2663, PAGES 15 AND 16, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND FURTHER SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 2663, PAGE 315, SAID REGISTER'S OFFICE.

Ric F. Burks executed this instrument on behalf of Joseph W. Toney pursuant to a Power of Attorney of record in Instrument # *, said Register's Office.

*20040301-0022704

unimproved ( )
This is improved (X) property, known as 2418 Mansker Drive, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our 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 25th day of February 2004

Joseph W. Toney

By: Ric F. Burks Attorney-in-Fact

ATTORNEY-IN-FACT

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 Joseph W. Toney

the bargainor _____, 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 and official seal at Madison, Tennessee, this 25th day of February, 2004.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 25th day of February, 2004, before me personally appeared Ric F. Burks to me known to be the person who executed the foregoing instrument on behalf of Joseph W. Toney, and acknowledged that he executed the same as the free act and deed of the said Joseph W. Toney.

Witness my hand and official seal at Madison, Tennessee, this the 25th day of February, 2004.

My commission expires: 3/25/2006

Notary Public

DANIEL L. GREGORY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2006