Davidson County DEEDWARR
Recvd: 04/05/04 09:17 2pgs
Fees:13.00 Taxes:462.50

20040405-0037879

WARRANTY DEED

G-UP-04-5321

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

Subscribed and sworn to before me, this 31st DAY OF March, 2004.

Notary Public

MY COMMISSION EXPIRES: 7/29/06

(AFFIX SEAL)

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN.

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robin W. White	Union Planters Bank, NA	
5321 Lickton Pike (ADDRESS)	215 Forrest Street (NAME) (ADDRESS)	23-79
Goodlettsville, Tennessee 37072 (CITY) (STATE) (ZIP)	Hattiesburg, MS 39401 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we MARY CUMMINGS HORTON UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ROBIN W. WHITE AND JENNIFER L. WHITE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being a portion of land deeded to Mary Horton, recorded in Deed Book 3312, Page 449, Shown on Tax Map 23, Parcel 79 and lying in the Tenth (10th) Civil District, of Davidson County, Tennessee.

Beginning at an iron pin (new) in the east margin of Lickton Pike, said pin being the southwest corner of Bennett (DB 4401, Page 75) and the northwest corner of herein described tract;
Thence with the line of Bennett, up the gravel road N84*17'00"E 361.50' to an iron pin (new) said pin being the northeast corner of herein described tract; Thence severing the land of Horton S8*21'47"E 509.11' to an iron pin (new) said pin being in the line of Horton (DB1938, Page 323) and the southeast corner of herein described tract;
Thence S82*50'00"W 486.10' to an iron pin (old) in the east margin of Lickton Pike, said pin being the northwest corner of Horton, and the southwest corner of Horton, and the southwest corner of herein described tract;
Thence with the margin of aforementioned road N5*15'00"E 530.56' to the point of beginning, containing 5.00+/- Acres.
Subject to an Ingress/Egress easement in Book 256 Page 432, Register's Office for Davidson County, TN.

Being the same property conveyed to Mary Cummings Horton, unmarried by Quitclaim Deed dated 12-3-01 and filed for record on 12-5-01 in Instrument Number 20011205-0134151, Register's Office for Davidson County, Tennessee.
This conveyance is subject to any and all existing easements and restrictions as shown of record.

* Husband + wife

unimproved ( )
This is improved (X) property, known as 5321 Lickton Pike, Goodlettsville, Tennessee 37072
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 31st day of March, 2004.

Mary Cummings Horton
Mary Cummings Horton

STATE OF Tennessee
COUNTY OF Davidson

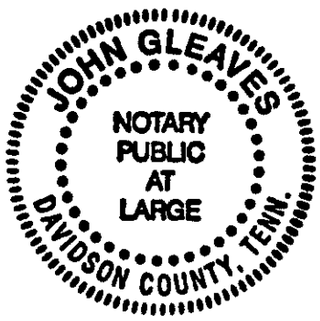
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mary Cummings Horton, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 31st day of March, 2004.

Notary Public

My Commission Expires: 7/29/06

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903