BOX 15

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/27/04 15:32 3pgs
Fees:18.00 Taxes:1794.50

20040427-0047767

LEE E. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 485,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF April 2004

Notary Public

MY COMMISSION EXPIRES: January 26, 2008
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca Wald (NAME)	New Owners (NAME)	187-00-0/68.00
6627 Burkitt Road (ADDRESS)	(ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	(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, David M. Windle, married, and wife Jennifer Windle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rebecca Wald and Anthony Clemento, As Joint Tenants with the Right of Survivorship and not as Tenants in Common.

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 5th Civil Distric of Davidson County, Tennessee, being Tract No. 4 on the division of Robert L. McFarlin Property, not of record and being described according to a survey by John Kohl, Surveyor, dated November 20, 1984 as follows:

BEGINNING at an iron pin set on the southerly margin of Burkitt Road, (25 feet south of the centerline), said point of beginning being 635.33 feet easterly from the northeast corner of the Gordon Wheeler land of record in Book 3705, page 85, Register's Office for Davidson County, Tennessee; thence with said margin South 83 degrees 41' 45" East 111.61 feet to an iron pin; thence South 86 degrees 31' 43" East 88.46 feet to an iron pin; thence leaving the margin of said Road South 04degrees 35' 14" West 1508.61 feet to an iron pin; thence South 85 degrees 24' 46" East 421.83 feet to an iron pin; thence South 05 degrees 52' 27" East 704.72 feet to an iron pin in the north line of William Guthrie land of record in Book 4966, at Page 332, Register's Office for Davidson County, Tennessee; thence with said line North 85 degrees 20' 48" West 412.55 feet to an ironpin; thence North 85 degrees 51' 38" West 201.46 feet to an iron pin; thence leaving Guthrie's line North 04 degrees 47' 39" East 2215.89 feet to the point of the beginning, containing 17.06 acres, more or less.

CONTINUED

unimproved ( )
This is improved (X) property, known as 6627 Burkitt Road, Antioch, TN 37013
(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 20th day of April 2004

David M. Windle

Jennifer Windle

LEGAL DESCRIPTION CONTINUATION

Being the same property conveyed to David M. Windle, a single man by deed from Thomas E. Johns, a single man of record in Book 10209, page 744, Register's Office for Davidson County, Tennessee.

And I, Jennifer Windle, wife of David M. Windle, join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

This conveyance is subject to any and all easements and restrictions of record.

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 David M. Windle, married, and wife Jennifer Windle

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 Nashville, Tennessee, this 20th day of April 2004.

Commission expires January 26, 2008

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