PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*

Davidson County DEEDWARR
Recvd: 06/22/04 15:54 2pgs
Fees:13.00 Taxes:481.00
20040622-0074095

W & I Ref:(_____) Title No: 45653
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Rebecca F. Peterson Jennings H. Lane Betty F. Lane 2527 Edge O Lake Drive Nashville, Tennessee 37217	AmSouth Bank 2050 Parkway Office Circle Birmingham, Alabama 35244

TAX MAP-PARCEL NUMBERS: 149-03-059

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$130,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Wayne Jonas Bucy and Randell Lee Bucy**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Rebecca F. Peterson, Jennings H. Lane, and Betty F. Lane, a 1/3 undivided interest each, as joint tenants with rights of survivorship** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

Land in Davidson County, Tennessee, being Lot No. 452 on the Plan of Edge-O-Lake Estates, Section Six of record in Book 3700, Page 15 and 16 Register's Office for said County.

Said Lot No. 452, which is a corner lot, fronts 96.10 feet on the southerly margin of Edge-O-Lake Drive and fronts 85.0 feet on the easterly margin of Lakevilla Drive, said frontages being joined by a curve having a length of 39.27 feet, and extends back 102.49 feet on the easterly line and 100.18 feet on the southerly line, to a point of intersection.

Being the same property conveyed to Jonas B. Bucy and wife, Frances M. Bucy by deed from Thurman and Stevens Construction Co, Inc., a Tennessee corporation of record in Book 4004, Page 522, said Register's Office. By Quitclaim Deed of record in Book 9543, Page 464 Register's Office for said County, Jonas Benjamin Bucy and wife, Frances Louise Bucy conveyed subject property to Jonas Wayne Bucy and Randall Lee Bucy retaining a life estate. The said Jonas Benjamin Bucy and Frances Louise Bucy have since died. Jonas Wayne Bucy and Wayne Jonas Bucy are one in the same.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2004, and subsequent years; The Plan, with Owner's Certificate, of record in Book 3700 Page 15 and 16, said Register's Office, which Plan shows a 30 foot minimum building setback line from Edge-O-Lake Drive and a 15 foot minimum setback line from Lakevilla Drive and a 10 foot easement for public utility and drainage purposes along the southerly line(s) and easement for overhang purposes along the westerly line of said lot; an easement for right of way for driveway purposes of record in Book 4135, Page 779, said Register's Office. Subject to Restrictions contained in instrument of record in Book 3908, Page 161, said Register's Office.

This is improved property, known as: 2527 Edge O Lake, Nashville, Tennessee 37217

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 18th day of June, 2004.

Wayne Jonas Bucy

Randall Lee Bucy

State of TENNESSEE
County of DAVIDSON

On this 17th day of June, 2004 , before me the undersigned authority, personally appeared Wayne Jonas Bucy and Randall Lee Bucy , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 24, 2008

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $130,000.00

Rebecca F. Peterson
Affiant

Sworn and subscribed before me this the 17th day of June, 2004

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 24, 2008

Notary Public