PICK-UP

Map and Parcel:
136-15-0/011.00

This Instrument Prepared By:
John A. W. Bratcher, Clerk and Master
Rutherford County, Tennessee

Davidson County DEEDWARR
Recvd: 07/14/04 10:41 3pgs
Fees:18.00 Taxes:370.00
20040714-0083757

NAME AND ADDRESS OF NEW OWNER:

Stephen & Mary Beth Taylor
5893 Lee Rd
Smyrna TN 37167

SEND TAX BILLS TO:

Stephen Taylor
5893 Lee Rd
~~5893 Lee Rd~~
Smyrna TN 37167

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

CLERK AND MASTER'S DEED

THIS DEED, by John A. W. Bratcher, Clerk and Master of the Chancery Court of Rutherford County, Tennessee, WITNESSETH:

That, whereas, by Decree of the Chancery Court of Rutherford County, Tennessee, rendered on the 30th day of June, 2004, in the cause of Janie Rita Nelson, Plaintiff, vs. Roger Thomas Nelson, Defendant, being Rule No. 02-5701DR, commanding him to execute a Clerk and Master's Deed, the said Clerk and Master does on this the 30th day of June, 2004, execute a deed conveying all of the right, title, and interest of Janie Rita Nelson and Roger Thomas Nelson, in the below-described real property to Stephen Taylor, and wife, Mary Beth Taylor.

IN ACCORDANCE with the terms of the Decree, all right, title, claim, and interest of Janie Rita Nelson and Roger Thomas Nelson, in the below-described real property, be and the same is hereby divested out of them, and vested in Stephen Taylor, and wife, Mary Beth Taylor.

Now, therefore, in accordance with the terms of said Decree, the said John A. W. Bratcher, Clerk and Master, does hereby transfer and convey to Stephen Taylor, and wife, Mary Beth Taylor, their heirs and assigns, forever, all

the right, title, and interest of Janie Rita Nelson and Roger Thomas Nelson, in the below-described real property, being situated in Rutherford County, Tennessee, described as follows, to-wit:

> **BEING** all of Lot No. 85, Section One, Harbour Town Village, as shown by plat appearing of record in Plat Book 4675, pages 3 and 4, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.
>
> **BEING** the same property conveyed to Roger Nelson, a married person, by James C. Smith and wife, Jamie D. Smith, by deed of record in Instrument No. 20020705-0080920, of the Register's Office of Davidson County, Tennessee.
>
> **SUBJECT** to restrictions of record in Book 4806, page 87; and any and all matters as shown on plat of record in Plat Book 4675, pages 3 and 4; all of the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said real estate, with all the hereditaments and appurtenances thereto belonging, in as full and ample a manner as the said John A. W. Bratcher, Clerk and Master, can, or ought to, under the authority of law and said Decree, convey the same but not further or otherwise to said Stephen Taylor, and wife, Mary Beth Taylor.

IN WITNESS WHEREOF, the said John A. W. Bratcher, Clerk and Master, as aforesaid, hath hereunto set his hand, this the 30th day of June, 2004.

JOHN A. W. BRATCHER
CLERK AND MASTER

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned authority, a Notary Public within and for the State and the County aforesaid, John A. W. Bratcher, Clerk and Master, the bargainor, with whom and whose official character I am personally acquainted, and who acknowledged that he executed the foregoing instrument (CLERK AND MASTER'S DEED) for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL on this the 30th day of June, 2004.

NOTARY PUBLIC

My commission expires:

3/19/06

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration or value of this property whichever is greater is $ 100,000.00.

AFFIANT

WITNESS MY HAND AND OFFICIAL SEAL on this the 30th day of June, 2004.

NOTARY PUBLIC

My commission expires:

3/19/04