THIS INSTRUMENT WAS PREPARED BY Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203 **BOX 50-B** PREPARED BY: RETURN TO: BANKERS TITLE & ESCROW CORP. 3310 WEST END AVE. NASHVILLE, TN 37203	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **26,400.00** Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF JULY, 2004. Notary Public MY COMMISSION EXPIRES: 1-26-07 (AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph Mark West	New Owner	MAP 15
424 Longhunter Court		PARCEL 89.01
Nashville, Tennessee 37217		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Shirley Ann Morris, unmarried**

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Joseph Mark West and wife, Rhonda M. West**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TN, DESCRIBED AS FOLLOWS, TO-WIT:

BEING a tract or parcel of land lying in the 1st Councilmanic District of Davidson County, Tennessee, and being more particularly described according to a survey by Burns & Assoc., Inc., dated March 5th, 2004, as follows:

BEGINNING at a concrete Monument (old), said point being the southwest most corner of the herein described parcel, the northwest most corner of a parcel belonging to Billie Randolph, as evidenced in Book 6247, page 368, Register's Office of Davidson County, and also falling on the easterly margin of Wilkinson Road;

THENCE, along the easterly margin of Wilkinson Road, 25 feet from and parallel to the centerline of said road, around a curve to the left, said curve having a radius of 397.51 feet, and an arc length of 196.61 feet, North 26 degrees 52 minutes 02 seconds East, 194.61 feet, to an Iron Road (new);

THENCE, continuing along the easterly margin of Wilkinson Road, North 21 degrees 41 minutes 47 seconds East, 31.35 feet to an Iron Road (new), said point being the northwest most corner of the herein described parcel and falling on the southerly margin of Morgan Road;

THENCE, along the southerly margin of Morgan Road, 25 feet from and parallel to the centerline of said road, South 83 degrees 07 minutes 58 seconds East 195.21 feet, to an Iron Road (new);

THENCE, continuing along the southerly margin of Morgan Road, around a curve to the left, said curve having a radius of 1044.75 feet, and an arc length of 95.25 feet, South 85 degrees 44 minutes 42 seconds East, 95.21 feet, to an Iron Road (new), said point being the westerly most corner of a parcel belonging to L. Osaile, as evidenced in Book 2543, page 27, Register's Office of Davidson County;

THENCE, leaving said margin along the westerly line of the L. Osaile parcel, South 58 degrees 30 minutes 00 seconds East, 36.07 feet to an Iron Rod (new);

THENCE, continuing along the westerly line of the L. Osaile parcel, South 69 degrees 30 minutes 00 seconds East, 168 feet, to an Iron Road (new) said point being the northeast most corner of the herein described parcel, and the southerly most corner of the L. Osaile parcel, and the northwest most corner of a parcel belonging to Thomas Klem, as evidenced as Instrument No. 20030221-0023235, Register's Office of Davidson County, Tennessee;

THENCE, along the westerly line of the Thomas Klem parcel, South 10 degrees 00 minutes 00 seconds West, 248.00 feet, to a Concrete Monument (old), said point being the southwest corner of the Thomas Klem parcel , and a corner to a parcel belonging to Robert Kilmarx, as evidenced as Instrument No. 20020509-0057490, Register's Office for Davidson County, Tenenssee, also being the northeasterly most corner of the aforementioned Billie Randolph parcel;

THENCE, along the northerly line of the Billie Randolph parcel, North 76 degrees 00 minutes 00 seconds West, 437.61 feet, to a Concrete Monument (old);

Davidson County DEEDWARR
Recvd: 07/30/04 14:13 2pgs
Fees:13.00 Taxes:97.68
20040730-0091607

(CONTINUATION OF LEGAL DESCRIPTION ON PAGE 2)

THENCE, continuing along the northerly line of the Billie Randolph parcel, North 67 degrees 53 minutes 26 seconds West, 112.30 feet, to the point of beginning

CONTAINING 129,989.20 square feet and/or 2.984 acres more or less

BEING the same property conveyed to Charles D. Morris, Jr. and wife, Shirley Ann Morris by warranty Deed from Robert F. Gentry and wife, Janet S. Gentry of record in Book 3892, page 138, Register's Office of Davidson County, Tennessee. The said Charles D. Morris, Jr. has since died leaving Shirley Ann Morris the surviving tenant by the entirety.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is unimproved property, known as **7494 Wilkinson Road, Joelton, TN 37080.**

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 28th day of July, 2004.

Shirley Ann Morris

Shirley Ann Morris

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Shirley Ann Morris** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that__she____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 28th day of July, 2004.

My Commission expires 1-26-09

JAMES N. WAECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

STATE OF TN
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the _____ day of _____, _____.

My Commission expires _____

Notary Public