NEW PROPERTY OWNER IS
AND SEND TAX BILLS TO:
MARK HAROLD DORRIS
4210 Hillcrest Ave.
Nashville, TN 37204

Map and Parcel 118-14-0-032.00
Field Book 160A07585

THIS INSTRUMENT PREPARED BY:
KELLY & SMITH
LAW OFFICES
GALLATIN, TENNESSEE 37066

Davidson County DEEDWARR
Recvd: 09/23/04 09:58 4pgs
Fees:23.00 Taxes:832.50

20040923-0114724

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **TWO HUNDRED TWENTY-FIVE THOUSAND ($225,000.00) DOLLARS**, cash in hand paid, the receipt of which is hereby acknowledged, WE, **WAYNE D. WRIGHT, EVELYN ANN FERRELL, JANE (WRIGHT) CHRISTIAN, JAMES E. WRIGHT, ROBERT RUSSELL WRIGHT and DALTON LANCE WRIGHT,** have this day bargained and sold and by these presents do hereby transfer and convey unto **MARK HAROLD DORRIS,** his heirs and assigns, the following described tract or parcel of land situated in the 16th Civil District of Davidson County, Tennessee, as follows:

BEING Lot No. 2 on the Plan of Caldwell Court of record in Book 2854, page 74, Register's Office of Davidson County, Tennessee.

Said Lot No. 2 begins at a point in the northerly margin of Caldwell Lane, the common corner of Lots Nos. 1 and 2; thence North 85 deg. 38 min. West along the northerly margin of Caldwell Lane, 80.63 feet to a monument the beginning of a curve to the right and around said curve, having a radius of 25 feet, 39.85 feet to another monument in the easterly margin of Caldwell Court; thence with the easterly margin of Caldwell Court North 3 deg. 38 min. East 175 feet to a point; thence at a right angle in an easterly direction along the line between Lots Nos. 2 and 3 to a point, the common corner of Lots 1, 2, and 3; thence in a southerly direction 200 feet to the point of beginning.

BEING the same property conveyed to Evelyn E. Wright and Leah D. Wright, or the survivor of them by deed from Ira T. Adams and Martha S. Adams by deed of record in Book 3071, page 97, in the Register's Office for Davison County, Tennessee. The said Leah D. Wright died in 1979, leaving Evelyn E. Wright as the sole owner of said property.

The said Evelyn Gray Wright (aka Evelyn E. Wright) died testate in Davidson County, Tennessee. Said Will is probated in Docket Book 03P-1551 in the Davidson County Probate Court. In her Will she devised his real property to Mrs. Ralph D. Ferrell a/k/a Evelyn Ann Ferrell, Wayne D. Wright, James E. Wright Jane (Wright) Christian, Robert Russell Wright and Dalton Lance Wright.

This conveyance is made subject to plat, easements and restrictions and other matters of record.

TO HAVE AND TO HOLD the above described tract or parcel of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said **MARK HAROLD DORRIS**, his heirs and assigns, in fee simple forever.

WE COVENANT with the said GRANTEE that we are lawfully seized and possessed of the above described tract or parcel of land, that we have a good right to convey same, and that the same is unencumbered, EXCEPT for 2004 real estate taxes, applicable zoning and building regulations, all visible easements and Restrictions of record..

WE FURTHER COVENANT with the said GRANTEE and bind ourselves, our heirs and legal representatives, to warrant and forever defend the title to said tract or parcel of land, unto the said **MARK HAROLD DORRIS**, his heirs and assigns, against all lawful claims of all persons whomsoever; EXCEPT as hereinabove set forth.

WITNESS our hands this the 20 day of September 2004.

Wayne D. Wright by James E. Wright

WAYNE D. WRIGHT BY JAMES EDWARD WRIGHT, ATTORNEY-IN-FACT BY VIRTUE OF POWER OF ATTORNEY OF RECORD IN RECORD BOOK 771, PAGE 612, ROSCT

Evelyn Ann Ferrell

EVELYN ANN FERRELL

Jane Wright Christian

JANE (WRIGHT) CHRISTIAN

James E. Wright

JAMES E. WRIGHT

Robert Russell Wright

ROBERT RUSSELL WRIGHT

Dalton Lance Wright

DALTON LANCE WRIGHT

STATE OF TENNESSEE

COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **EVELYN ANN FERRELL, JANE (WRIGHT) CHRISTIAN , JAMES E. WRIGHT, ROBERT RUSSELL WRIGHT and DALTON LANCE WRIGHT,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Gallatin, Tennessee, on this the 20 day of September, 2004.

Vicki Grantham
NOTARY PUBLIC

VICKI GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Comm. Exp. 7-21-2008

MY COMMISSION EXPIRES: 7-21-08

STATE OF TENNESSEE

COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES EDWARD WRIGHT, to me known to be the person who executed the foregoing instrument on behalf of WAYNE D. WRIGHT and acknowledged that he executed the same as the free act and deed of the said WAYNE D. WRIGHT.

WITNESS my hand and official seal at office, this the 20 day of September, 2004.

Vicki Grantham
NOTARY PUBLIC

VICKI GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Comm. Exp. 7-21-2008

MY COMMISSION EXPIRES: 7-21-08

OATH

STATE OF TENNESSEE

COUNTY OF SUMNER

I, or We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **$225,000.00** which amount is equal to

or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

SUBSCRIBED and sworn to before me, this the 20 day of September, 2004.

NOTARY PUBLIC AT LARGE FOR STATE OF TENNESSEE

MY COMMISSION EXPIRES:

VICKI GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Comm. Exp. 7-21-2008