File Box 8

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $194,945.00

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 30th day of June, 2004.

KATHRYN B. McCLELLAN NOTARY PUBLIC AT LARGE WILLIAMSON TENN.

Notary Public

My Commission Expires: 11-13-07

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 10/13/04 15:38 2pgs
Fees:13.00 Taxes:721.30
20041013-0123612

ADDRESS NEW OWNER(S) AS FOLLOWS:
Donald P. Pender and Elizabeth M Pender
2312 Sunnett Place
Nashville, Tennessee 37211

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
172-15-0-A-244.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Linda T. Lane n/k/a Linda Lane-Overton, married** hereinafter referred to as Grantors, hereby transfers and conveys to **Donald P. Pender and spouse, Elizabeth M Pender** hereinafter referred to as 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 Davidson County, TN, being Lot No. 251 on the Plan of Holt Woods Section Thirteen, of record in Plat Book 9700, Pages 598 & 599, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Linda T. Lane by Warranty Deed from Claridge Builders Co., LLC, of record in Book 11072, Page 765, Register's Office for Davidson County, Tennessee. Linda T. Lane is married and n/k/a as Linda Lane-Overton.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2004, and subsequent years, a lien not yet due and payable.

2. The Plan of record in Plat Book 9700, Page 598 and 599, Register's Office for Davidson County, Tennessee.

3. Restrictive covenants contained in an instrument of record in Book 9570, Page 22 and Book 10800, Page 575, Register's Office for Davidson County, Tennessee.

4. By-Laws of record in Book 9570, Page 13, Register's Office for Davidson County, Tennessee.

County and/or City taxes for the year 2004, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 2312 Sunnett Place, Nashville, Tennessee 37211.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 30th day of June, 2004.

Linda Lane-Overton

Hugh B. Overton joins in this conveyance to convey any and all martial interest he may have in subject property.

Hugh B. Overton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Donald R. Barrett, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledge that he is the attorney in fact for Linda Lane-Overton and Hugh B. Overton and that he is authorized by Linda Lane-Overton and Hugh B. Overton to execute this instrument on their behalf.

Witness my hand and official seal this 30th day of June, 2004.

NOTARY PUBLIC AT DAVIDSON COUNTY, TENN. DIANE CHANCE

Notary Public

My Commission Expires: 05/31/2005