I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 99,900, which amount is equal to or greater than the amount which the property transferred would command at fair and voluntary sale.

Misty L. Larson
Affiant

Subscribed and sworn to before me this 21 day of June, 2004.

M. Eugene Keller
Notary

Davidson County DEEDWARR
Recvd: 11/11/04 10:40 2pgs
Fees:13.00 Taxes:369.63

20041111-0135786

WARRANTY DEED

** Total Consideration for this transfer is $99,900 **

THIS INDENTURE WITNESSETH, that Gary Clouse and wife, Carol Clouse Grantor(s) of Davidson County, in the State of Tennessee, CONVEY AND TRANSFER TO Tommas Bolton, married, Grantee(s), of Davidson County, in the State of Tennessee, for the sum of the consideration above, the receipt of which is hereby acknowledged, the following described real estate in Davidson County, in the State of Tennessee:

A certain tract or parcel of land in Davidson County, in the State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the southerly 132 feet of the easterly 83 feet of Lot No. 7 on the Plan of C.W. Waller's Subdivision of the John D. Anderson Home Place as of record in Book 421, page 35, Register's Office for Davidson County, Tennessee, described according to a survey made by Hickerson-Miller Engineers-Surveyors, dated September 2, 1959 as follows:

Beginning at a point in the northerly margin of Thomas Street, the southeast corner of Lot No. 7, said point being located 600 feet north 86 deg. west of the intersection of the northerly margin of Thomas Street with the westerly margin of Anderson Place, said beginning point being marked by an iron pin; thence with the northerly margin of Thomas Street, north 82 deg. west 83 feet to a point; thence north 4 deg. 30' east 132 feet to a point; thence south 86 deg. east 83 feet to a 12 inch Hackberry tree; thence south 4 deg. 30' west 132 feet to the point of beginning.

Being the same property conveyed to Gary Clouse and wife, Carol Clouse, by Warranty Deed from Jackie W. Carter, Jr. and Tammy R. Carter, married, dated March 24, 1999 and recorded April 1, 1999, of record in Book 11410, page 684, Register's Office for Davidson County, Tennessee.

Map 3 Parcel # 136-06-0-051.00

Subject to any and all existing easements of record.

PROPERTY ADDRESS: (for informational purposes)
917 Thomas Avenue
Nashville, TN 37216

Subject to any and all easements, agreements, restrictions, public rights-of-way and zoning ordinances of record. The address of such real estate is commonly known as 917 Thomas Avenue, Nashville, TN 37216, in Davidson County, Tennessee. Tax bills should be sent to grantee as such address unless otherwise indicated below.

IN WITNESS WHEREOF, Grantor has executed this Warranty Deed this 21st day of June, 2004.

Grantor:

Signature: _____
GARY Clouse

Grantor:

Signature: _____
Carol Clouse

STATE OF TENNESSEE)
) ss:
COUNTY OF Davidson)

Before me, a Notary Public in and for said County and State, personally appeared Gary Clouse and Carol Clouse, and, who acknowledged the execution of the foregoing Warranty Deed, and who, being duly sworn, stated that any representations therein contained are true.

_____
Notary Public

My Commission Expires: 11/25/2006
County of Residence: DAVIDSON

This document was prepared by Ali Haegelin, 750 Old Hickory Blvd. Suite 286, Brentwood TN 37027
Return Deed To: Archer Land Title, 750 Old Hickory Blvd. Suite 286, Brentwood TN 37027
Send Tax Bills To: Tommas Bolton and, 917 Thomas Avenue, Nashville, TN 37216
New owner name and address: Tommas Bolton
917 Thomas Avenue
Nashville, TN 37216