This instrument was prepared by:

James B. Ratliff, Esq.
P.O. Box 351
Pikeville, Kentucky 41502-0351

The preparer of this Deed makes no representation as to the status of the title to the property conveyed herein, the deed reference, the description of the property and the survey upon which the description is based having been provided to the preparer of this deed by the Grantors.

PICK-UP

Davidson County DEEDWARR
Recvd: 01/07/05 11:34 4 pgs
Fees:23.00 Taxes:74.00

20050107-0002794

WARRANTY DEED

THIS DEED made this 1st day of March, 2000, but effective as of December 31, 1998, between **JACK HALE AND JEAN R. HALE**, husband and wife, of 188 Pinhook Plains, Harold, Kentucky 41635, First Parties, and **MICHAEL HALE,** of 112 Sandia Peak, Antioch, Tennessee 37013, Second Party.

WITNESSETH: That said First Parties, for and in consideration of their love and affection for Second Party have granted, given, and conveyed, and do hereby grant, give, and convey unto the said Second Party an undivided one seventh (1/7) interest in the following described premises, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 185 on the Plan of Pinnacle Point Subdivision, Phase IV, as of record in Book 6900, Page 524, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.
>
> BEING the same property acquired by First Parties, Jack Hale and Jean R. Hale, his wife, by Deed dated October 30, 1995, from Jack Patrick Harris and Melinda Maness Harris, his wife of record in Deed Book 9872, Page 368, in the Register's Office of Davidson County, Tennessee.

The above description is the same as the previous deed of record.

THIS conveyance is made subject to applicable restrictions, building set-back line, all existing easements, and to all conditions as shown on the recorded map.

Second parties herein assume and are responsible for all property taxes on the aforementioned property.

With the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD the said premises to the said Second Party his heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Second Party, his heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said First Parties hereunder set their hand and seal the day and year first above written.

This 12th day of March, 2000.

Jack Hale

JACK HALE, GRANTOR

JEAN R. HALE, GRANTOR

ACKNOWLEDGMENT

STATE OF KENTUCKY
SCT.
COUNTY OF Pike

On this 12th day of March, 2000, before me personally appeared, JACK HALE AND JEAN R. HALE, his wife, to me known to be the persons described in the who executed the foregoing instrument, and acknowledged they executed the same as their free and deed.

NOTARY PUBLIC

NOTARY PUBLIC SEAL STATE OF KENTUCKY

My Commission Expires: 7-12-2003

AFFIDAVIT

STATE OF KENTUCKY
SCT.
COUNTY OF Pike

The actual consideration or value, whichever is greater, for this transfer is $20,000.00.

JACK HALE

JEAN R. HALE

Sworn to and subscribed before me this
12th day of March, 2000.

NOTARY PUBLIC

My Commission Expires: 7-12-2003

SEAL

PERSON RESPONSIBLE FOR THE PAYMENT OF TAXES:

Michael Hale
112 Sandia Peak
Antioch, Tennessee 37013

PROPERTY OWNER

deeds\jhale.d\sjr