THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

PICK-UP

Our File Number: 20118G

Davidson County DEEDWARR
Recvd: 02/25/05 11:01 2 pgs
Fees:13.00 Taxes:1535.50
20050225-0020940

MAP/GROUP/PARCEL:
131-1A/15

NEW OWNER'S NAME AND ADDRESS:
Joseph W. Clark and Betty W. Clark
4117 Legend Hall
Nashville, TN 37215

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, F. G. CAVIN, JR. AND WIFE, SARAH T. CAVIN, hereinafter called Grantors, do hereby transfer and convey unto JOSEPH W. CLARK AND BETTY W. CLARK, HUSBAN D AND WIFE, their heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee described as follows:
Those certain premises comprising a portion of Legend Hall, having been established as a Horizontal Property Regime by Master Deed and By-Laws dated the 18th day of July, 1975, of record in Book 4934, Page 15, Register's Office for Davidson County, Tennessee; and bylaws appended thereto of record in Book 4934, Page 21, as amended in book 5627, Page 846, Register's Office for Davidson County, Tennessee.

BEING Unit No. 4117 in Legend Hall, a Horizontal Property Regime, located at 4117 Legend Hall Drive in Nashville, Davidson County, Tennessee, as shown on the Revised Plat of Legend Hall, recorded in Book 5200, page 275, to which reference is hereby made for a more complete and accurate description.

Together with the undivided interest in common elements declared in the Master Deed and By-Laws appurtenant to such unit.

BEING the same property conveyed to F.G. Cavin, Jr. and wife Sarah T. Cavin by deed from James E. Poole and wife, Judy H. Poole of record in Book 5831, Page 237, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

F.G. Cavin, Jr.

Sarah T. Cavin by F.G. Cavin, Jr. her atty-in-fact by

Sarah T. Cavin
by F.G. Cavin, Jr. attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, F.G. Cavin, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained; and the said F.G. Cavin, Jr., to me known to be the person who executed the foregoing instrument in behalf of Sarah T. Cavin, acknowledged that he executed the same as the free act and deed of said Sarah T. Cavin and for the purposes therein contained by virtue of a Power of Attorney duly executed by the said Sarah T. Cavin, and appearing of record in Instrument Number 20050225-0030939, in the Register's Office of Davidson County, Tennessee.

Witness my hand and seal this the 24th day of Februrary, 2005.

~~Pamilyn Streeter Derryberry~~
Notary Public, William T. Chapman, IV

My Commission Expires:
~~05/23/06~~ 9/30/06

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value whichever is greater for this transfer is $ 415,000.00.

AFFIANT

Sworn to and subscribed before me this the 24th day of February 2005.

NOTARY PUBLIC

PAMILYN STREETER DERRYBERRY
Notary Public At Large
WILLIAMSON COUNTY, TENN.
My Commission Expires May 23, 2008