STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Instr:200002020010751 Page: 1 OF 3
REC'D FOR REC 02/02/2000 9:27:11AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $869.50

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $235,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 31st day of January, 2000.

Notary Public

My Commission Expires: [illegible]

WILLIAMSON COUNTY TENN. K. THOMAS SIDWELL NOTARY PUBLIC AT LARGE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER(S) AS FOLLOWS:
Thomas S. Bannen and Susan F. Bannen
3217 Woodlawn Drive
Nashville, TN 37205

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map 117-01-0-182.00

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, **Marvin E. Jinnette and wife, Iva N. Ward Jinnette** hereinafter referred to as Grantor, hereby transfers and conveys to **Thomas S. Bannen and wife, Susan F. Bannen** hereinafter referred to as Grantee, his 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, Tennessee, being Lot No. 2 on the Plan of First Revision of the Final Plat of Forrest Park, as of record in Plan Book 9700, page 240, as corrected by Affidavit of Correction of record in Book 10212, page 431, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Marvin E. Jinnette and wife, Iva N. Ward Jinnette by deed from David Scott Haynes and wife, Carey Wilson Haynes by instrument of record in Book 11023, page 53, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

County taxes for the year 2000 are a lien but 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 when they become due and payable.

The Plan of record in Plat Book 9700, Page 240, as corrected in Book 10212, page 431, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 9928, Page 968, Register's Office for Davidson County, Tennessee.

This is improved property known as 3217 Woodlawn Drive, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **GRANTEE**, his heirs and assigns forever, and I do covenant with the said **GRANTEE** 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 **GRANTEE**, his 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 31st day of January, 2000.

Marvin E. Jinnette by Stella Smith Attorney in Fact

Marvin E. Jinnette

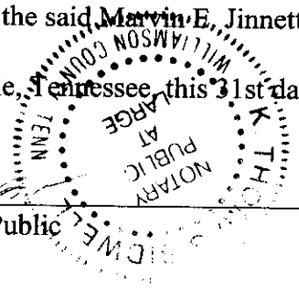
Iva N. Ward Jinnette by Stella Smith Attorney in Fact

Iva N. Ward Jinnette

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, Steven W. Jinnette, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of Marvin E. Jinnette and who acknowledged that he executed the same as the free act and deed of the said Marvin E. Jinnette, by virtue of the Power of Attorney, duly executed by the said Marvin E. Jinnette.

Witness my hand and official seal, at Nashville, Tennessee, this 31st day of January, 2000.



Notary Public

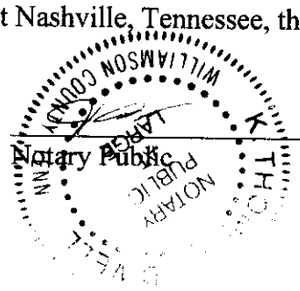
My Commission Expires:

10/22/01

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, Steven W. Jinnette, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of Iva N. Ward Jinnette and who acknowledged that he executed the same as the free act and deed of the said Iva N. Ward Jinnette, by virtue of the Power of Attorney, duly executed by the said Iva N. Ward Jinnette.

Witness my hand and official seal, at Nashville, Tennessee, this 31st day of January, 2000.



Notary Public

My Commission Expires:

10/22/01