THIS INSTRUMENT PREPARED BY: Mudter & Patterson Attorneys-at-Law 2000 Richard Jones Road Suite 110 Nashville, Tennessee 37215 File Box 9B: First Title & Escrow Co., Inc. FTEC File No. 17208	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $395,000.00. Russell W Brothers III Affiant Subscribed and sworn to before me, this 11th day of MAY, 2000. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Instr:200005150048662 Page: 1 OF 2
REC'D FOR REC 05/15/2000 12:17:31PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $1461.50

WARRANTY DEED

My Commission Expires SEPT. 23, 2000

Address New Owner:	Send Tax Bills To:	Tax Information:
Mr./Mrs. Russell W. Brothers, III 4309 Estes Road Nashville, Tennessee 37215	Hsbc Mortgage Corporation P.O. Box 4592 Buffalo, Ny 14240-4592	MAP 130-4 PAR 24 FB 07DA 32720

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, CHARLES D. ROBISON AND WIFE, ELIZABETH B. ROBISON ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to RUSSELL W. BROTHERS, III AND WIFE, KIM BROTHERS ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4309 Estes Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 11th day of MAY, 2000.

Charles D Robison
CHARLES D. ROBISON

Elizabeth B Robison
ELIZABETH B. ROBISON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, CHARLES D. ROBISON AND WIFE, ELIZABETH B. ROBISON, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of MAY, 2000.

My Commission Expires: 11/29/03

Notary Public

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of Esteswood Subdivision, as of record in Plat Book 974, page 30, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Charles D. Robison and wife, Elizabeth B. Robison by deed from Thelma T. Paty of record in Book 3433, page 131, said Register's Office.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantee; (2) Easements of record in Book 4108, page 592; and (3) All matters appearing on the Plan of record in Plat Book 974, page 30, said Register's Office.