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. 17212**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: ~~$366,000.00~~ $800,000.00 Affiant Subscribed and sworn to before me, this 18th day of MAY, 2000. Notary Public My Commission Expires: 11/29/03

Instr:200005190060412 Page: 1 OF 2
REC'D FOR REC 05/19/2000 12:19:33PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $2960.00

WARRANTY DEED

Address New Owner: Steve G. Fridrich and Phyllis Martin Sloan 617 Westover Avenue Nashville, Tennessee 37205	**Send Tax Bills To:** NEW OWNER	**Tax Information:** MAP 116-14 PAR 126 FB BM 6510

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, JAMES R. DISMUKES AND WIFE, KAREN E. DISMUKES ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to STEVE G. FRIDRICH AND PHYLLIS MARTIN SLOAN, BOTH UNMARRIED, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP ("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 419 Jackson Boulevard, Nashville, Tennessee 37205.

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 18th day of MAY, 2000.

JAMES R. DISMUKES

KAREN E. DISMUKES

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, JAMES R. DISMUKES AND WIFE, KAREN E. DISMUKES, 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 18th day of MAY, 2000.

Notary Public

My Commission Expires: 11/29/03

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot Nos. 42 and 43 and part of Lot No. 44 on the Map of W.S. Bransford's Subdivision of Lot Nos. 35, 36, 37, 42 and 43, Division A, Belle Meade, as of record in Plat Book 547, page 133, Register's Office for said County and described according to a survey by John Kohl and Company, dated December, 1984, as follows:

Beginning at an iron pin in the westerly margin of Jackson Boulevard, being the common corner of Lot Nos. 41 and 42, thence with the westerly margin of Jackson Boulevard 247.80 feet in a northerly direction along the northerly margin of Lot Nos. 42, 43, and 44 to an iron pin in the northerly margin of Lot No. 44; thence south 46 deg. 27 min. 37 sec. west 260.64 feet to a point; thence south 47 deg. 13 min. 59 sec. east 27.83 feet to a point; thence south 33 deg. 10 min. 54 sec. east 142.03 feet to a point; thence north 63 deg. 29 min. 53 sec. east 267.16 feet to the point of beginning.

Being the same property conveyed to James R. Dismukes and wife, Karen E. Dismukes by deed from Dolly Carlisle of record in Book 6467, page 806, said Register's Office.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 547, page 133, said Register's Office.