THIS INSTRUMENT PREPARED BY: Mudter & Patterson Attorneys at Law 2000 Richard Jones Road, #110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 17044	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $850,000.00 Affiant Subscribed and sworn to before me, this 19th day of May, 2000. Notary Public My Commission Expires:

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

My Commission Expires SEPT. 23, 2000

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
Ms. Joanne Wilt Banks 5608 S. Stanford Court Nashville, Tennessee 37215	New Owner	MAP 145-1 PAR 12 FB FH12228

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, ROY O. ELAM, III AND WIFE, CAROL C. ELAM, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to JOANNE WILT BANKS, MARRIED, ("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 5608 S. Stanford Court, 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.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of May, 2000.

ROY O. ELAM, III

Instr:200005230051564 Page: 1 OF 2
REC'D FOR REC 05/23/2000 11:06:48AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $3145.00

Carol C. Elam
CAROL C. ELAM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROY O. ELAM, III AND CAROL C. ELAM, 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 19th day of May, 2000.

My Commission Expires:

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

Notary Public

My Commission Expires SEPT. 23, 2000

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Section 2 Westwood, as of record in Plat Book 4675, page 53, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Roy O. Elam, III and wife, Carol C. Elam, by deed from William E. Connelly and wife, Jane B. Connelly, of record in Book 5438, page 329, 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 6489, page 443, and Book 4922, page 32; and (3) All matters appearing on the Plan of record in Plat Book 4675, page 53, said Register's Office.