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. 17303**	STATE OF TENNESSEE: COUNTY OF : The actual consideration or value, whichever is greater, for this transfer is: $778,225.00 Affiant Subscribed and sworn to before me, this 31St day of August, 2000. Notary Public My Commission Expires: 7/27/2002

WARRANTY DEED

Address New Owner: **George E. Mudter, Jr., Trustee** **2000 Richard Jones Rd., Ste. 110** **Nashville, Tennessee 37215**	**Send Tax Bills To:** **NEW OWNER**	**Tax Information:** MAP 130-9 PAR 131 FB BM9315

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, WILLIAM R. SMITH, JR., JOSEPHINE ERWIN SMITH, HUGH F. SMITH, II, AND MARGALEE OELRICH RIGGAN, DEVISEES UNDER THE LAST WILL AND TESTAMENT OF MARGARET N. SMITH ("Grantors"), has this day bargained and sold, and does hereby transfer and convey to GEORGE E. MUDTER, JR., TRUSTEE, WITH FULL POWER TO SELL, MORTGAGE, LEASE, CONVEY OR OTHERWISE ENCUMBER WITHOUT THE JOINDER OF ANY BENEFICIARY ("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 407 West Tyne Drive, 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.

Instr:200008310086352 Page: 1 OF 6
REC'D FOR REC 08/31/2000 2:10:14PM
RECORD FEE: $27.00
M. TAX: $0.00 T. TAX: $2879.43

IN WITNESS WHEREOF, Grantor has executed this instrument on this 25th day of August, 2000.

HUGH F. SMITH, II

STATE OF FLORIDA
COUNTY OF Walton

Personally appeared before me, the undersigned, a Notary Public in and for aid County and State, aforesaid, HUGH F. SMITH, II with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 25 day of August, 2000.

VICKI S. SHERMAN
MY COMMISSION # CC 721195
EXPIRES: March 3, 2002
Bonded Thru Notary Public Underwriters

Vicki S. Sherman
NOTARY PUBLIC

My Commission Expires: March 3, 2002

IN WITNESS WHEREOF, Grantor has executed this instrument on this 21st day of August, 2000.

MARGALEE OELRICH RIGGAN

STATE OF MASSACHUSETTES
COUNTY OF Hampshire

Personally appeared before me, the undersigned, a Notary Public in and for aid County and State, aforesaid, MARGALEE OELRICH RIGGAN with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 21st day of August, 2000.

JANET B. LUSSIER
Notary Public
My Commission Expires July 30, 2004

NOTARY PUBLIC

My Commission Expires:_____

IN WITNESS WHEREOF, Grantor has executed this instrument on this 21st day of August, 2000.

WILLIAM R.SMITH, JR.

STATE OF COLORADO
COUNTY OF Arapahoe

Personally appeared before me, the undersigned, a Notary Public in and for aid County and State, aforesaid, WILLIAM R. SMITH, JR. with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 21st day of August, 2000.

NOTARY PUBLIC

My Commission Expires: 10/1/2000

IN WITNESS WHEREOF, Grantor has executed this instrument on this 21st day of August, 2000.

Josephine Erwin Smith
JOSEPHINE ERWIN SMITH

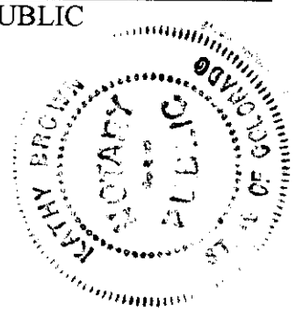
STATE OF COLORADO
COUNTY OF Arapahoe

Personally appeared before me, the undersigned, a Notary Public in and for aid County and State, aforesaid, JOSEPHINE ERWIN SMITH with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 21st day of August, 2000.

Kathy Brown
NOTARY PUBLIC

My Commission Expires: 10/1/2000



TRACT NO. 1:

Land in Davidson County, Tennessee, being Lot No. 3 and the southeasterly 25 feet of Lot No. 4 on the Map of the Subdivision of part of Block No. 1, of the Highlands of Belle Meade, as of record in Book 1644, page 105, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 and part of Lot No. 4 adjoin and front together 175 feet on the southwesterly side of West Tyne Lane, formerly Lochin Lane, and run back between lines, 299.75 feet, more or less, on the northwesterly line of said part of Lot No. 4 and 400 feet on the southeasterly line of Lot No. 3 to a dead line in the rear, measuring 235 feet, more or less, thereon.

TRACT NO. 2:

Land in Davidson County, Tennessee being part of Block "F", on the Plan of Belle Meade Subdivision No. 2, as of record in Book 421, page 51, Register's Office for Davidson County, Tennessee, and described according to a copy of a survey made April 22, 1949, by Yokley & Waggoner, Engineers, as follows:

Beginning at a point in the easterly margin of West Tyne Drive or Lane, formerly Lochin Lane, where the margin of said Drive would be interescted by the southeasterly line of Lot No. 3, as shown on the Map of Highlands of Belle Meade, as of record in Book 1644, page 105, said Register's Office; thence, northwesterly, around a curve and along the center line of Richland Creek, 175 feet, more or less, to a point; thence, in a southwesterly direction 12.6 feet, more or less, to the easterly margin of said Lane; thence, in a southeasterly direction 175 feet, more or less, to the point of beginning. Including all rights of the grantors herein, in and to all that property lying between Louchin Lane or West Tyne Lane, and the Bele Meade Golf and Country Club Property, for the frontage on said lane as shown above.

Being the same property conveyed to Margaret Smith by deed from Thomas Pennington, Trustee of record in Book 8140, page 571, said Register's Office. Margaret Smith has since died and devised said property to William R. Smith, Jr., Josephine Erwin Smith, Hugh F. Smith, II and Margalee Oelrich Riggan by Will of record in Will Book 223, page 28, Probate Court for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantees; (2) Easement of record in Book 1644, page 373; and (3) All matters appearing on the Plan of record in Plat Book 1644, page 105, and Book 421, page 51, said Register's Office.

EXHIBIT "A"