THIS INSTRUMENT PREPARED BY AND RETURNABLE TO:

PICK-UP

ANITA I. LOTZ
FARRIS MATHEWS BRANAN
BOBANGO & HELLEN, PLC
530 OAK COURT DRIVE, SUITE 345
MEMPHIS, TENNESSEE 38117

Davidson County DEEDWARR
Recvd: 09/15/00 12:58 2pgs
Fees:11.00 Taxes:841.75
20000915-0091892

WARRANTY DEED

THIS INDENTURE, made and entered into this 8th day of September, 2000, by and between Walter K. Rotenberry and Dorothy J. Rotenberry, Trustees of the ROTENBERRY LIVING TRUST, a revocable trust dated March 4, 1996 (herein "Grantor"), and Hollis Allen Henson and Audrey Heath Henson, Trustees of the HENSON FAMILY LIVING TRUST, a revocable trust dated December 1, 1992 (herein "Grantee"),

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, Grantor has bargained and sold and hereby bargains, sells, conveys and confirms unto Grantee an undivided one-half (½) interest in the following described real estate, situated and being in Davidson County, State of Tennessee, to-wit:

Being Lot No. 6 on the Plan of Interstate Park South, Section 7, of record in Book 5200, page 740, in the Register's Office for the said County. Said Lot 6 fronts 87.51 feet on the west side of Hill Avenue and extends back 262.05 feet on the broken north line and 224.46 feet on the south line to a dead line measuring 120.00 feet thereon

Being the same property conveyed to the Grantor by Warranty Deed recorded in Book 9979, Page 520 , in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforedescribed real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Grantee, their heirs, successors and assigns in fee simple forever.

Grantor hereby covenants with Grantee that they are lawfully seized in fee of the aforedescribed real estate; that they have a good right to sell and convey the same; that the title and quiet possession thereto they will warrant and forever defend against the lawful claims of all persons; and that the same is unencumbered, except for taxes for the current year; and the following matters as shown on the Plan of record in Book 5200, Page 740 including a 15 foot minimum building setback line from Hill Avenue, a 5 foot easement for public utilities and drainage purposes along the southeasterly line of the said lot, a 10 foot easement for public utilities and drainage purposes along the rear line of the said lot, and a 2.5 foot by 25 foot utility anchor easement located on the northeasterly corner of the said lot.

The words Grantor and Grantee as used herein shall mean "Grantors" and Grantees", respectively, if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature(s) of Grantor the day and year first above written.

Walter K. Rotenberry, Trustee

Dorothy J. Rotenberry, Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Walter K. Rotenberry and Dorothy J. Rotenberry, being all of the Trustees of the ROTENBERRY LIVING TRUST, a revocable trust dated March 4, 1996, to me known (or proved to me on the basis of satisfactory evidence)

to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notarial Seal at office this 8th day of September, 2000.

Notary Public

My commission expires:

May 14, 2003

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred whichever is greater, is $227,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 8 day of September, 2000.

Notary Public

My commission expires

2-26-03

Property Address:

321 Hill Avenue
Nashville, Tennessee 37210

Mail tax bills to:

Henson Family Living Trust
10495 Monroe Road
Arlington, Tennessee 38002