THIS INSTRUMENT PREPARED BY: MUDTER & PATTERSON ATTORNEYS-AT-LAW 2000 Richard Jones Rd., Ste. 110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 17727	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $212,000.00 Affiant Subscribed and sworn to before me, this 31st day of January, 2001. Notary Public My Commission Expires:

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

My Commission Expires September 25, 2004

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
ROY E. MCPHERSON	NEW OWNER	116-4
507 North Wilson Blvd.		107
Nashville, Tennessee 37205		7DA5850

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, DEBORAH KAY HAWKINS CLAIRDAY, married, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to ROY E. MCPHERSON, unmarried, ("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 705 Crescent Road, Nashville, Tennessee 37205.

This is not the principal residence of James Clairday, spouse of Deborah Kay Hawkins Clairday.

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 31st day of January, 2001.

Deborah Kay Hawkins Clairday
DEBORAH KAY HAWKINS CLAIRDAY

Davidson County DEEDWARR
Recvd: 02/01/01 09:59 2pgs
Fees:11.00 Taxes:784.40

20010201-0009768

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DEBORAH KAY HAWKINS CLAIRDAY, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of January, 2001.

My Commission Expires:

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

Notary Public

My Commission Expires September 25, 2004

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 36 and parts of Lots Nos. 35 and 52 on the Map of Clearview Subdivision, as of record in Book 843, page 8, in the Register's Office for said County, and described according to a survey dated September 6, 1960 made by William Collier Parrish Associates, Civil Engineers, as follows:

BEGINNING in the westerly margin of Crescent Road at an iron stake located at the common easterly corner of Lots No. 35 and 36 in said subdivision and running thence, across Lot No 35, S 82 deg. 52 min. West (corrected from N. 82 deg. 52 min. East as recited in the deed to Ira T. Adams of record in Book 3132, page 5, said Register's Office), 89.8 feet to an iron stake in the line between Lots Nos. 35 and 52; said iron stake being 40 feet to the northwest of the common rear corner of said two lots; thence, crossing Lot No. 52, S 45 deg. 55 min. West, 78.5 feet to an iron stake in the line between Lots Nos. 51 and 52; thence, with said line, S 49 deg. 51 min. East, 38 feet to an old iron stake at the common rear corner of Lots Nos. 36, 37, 51 and 52; thence, continuing in the same direction, S. 49 deg. 51 min. East, along the southwesterly line of Lot No. 36, a distance of 38 feet to an iron stake at the southwesterly corner of Lot No. 36; thence, eastwardly, along the southerly line of Lot No. 36; a distance of 117.6 feet to an old stake in the westerly margin of Crescent Road; thence with the same northwardly 115 feet to the beginning.

Being the same property conveyed to Deborah Kay Hawkins, single by deed from Bettylyn McKinney Minton and husband, Robert S. Minton, Sr. of record in Book 9230, page 632, said Register's Office.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantee; (2) Easement of record in Book 924, page 430; (3) Restrictions of record in Book 849, page 680; and (4) All matters appearing on the Plan of record in Plat Book 843, page 8, said Register's Office.