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. 17900

Davidson County DEEDWARR
Recvd: 04/17/01 13:40 3pgs
Fees:15.00 Taxes:714.10

20010417-0037526

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration or value, whichever is greater, for this transfer is: $193,000.00.

Affiant

Subscribed and sworn to before me this 16th day of April, 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:	**Send Tax Bills To:**	**Tax Information:**
Mr./Mrs. Benjamin B. Stewart 3830 Cross Creek Road Nashville, TN 37215	Fifth Third Mortgage Company 250 W. Main Street Lexington, KY 40507	MAP 117-14 PAR 6 FB 07DA 37200

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, ADA PAGE DAVIDSON CLAYTON, AS TO AN UNDIVIDED ½ INTEREST, NANCY S. DAVIDSON, TRUSTEE OF THE DAVIDSON FAMILY TRUST AS CREATED UNDER THE LAST WILL AND TESTAMENT OF PHILIP G. DAVIDSON, AS TO AN UNDIVIDED ½ INTEREST, DEVISEES UNDER THE LAST WILL AND TESTAMENT OF PHILIP G. DAVIDSON AND EVERETT MCCORD CLAYTON, II, CO-EXECUTOR UNDER THE LAST WILL AND TESTAMENT OF PHILIP G. DAVIDSON ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to BENJAMIN B. STEWART AND WIFE, STEPHANIE C. STEWART ("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 3830 Cross Creek Road, 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.

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 16th day of April, 2001.

ADA PAGE DAVIDSON CLAYTON

NANCY S. DAVIDSON, TRUSTEE OF THE DAVIDSON FAMILY TRUST

EVERETT MCCORD CLAYTON, III, CO-EXECUTOR

RETURN TO :
PREMIER TITLE & ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TENNESSEE 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, ADA PAGE DAVIDSON CLAYTON, with whom I am personally acquainted (or proved to me 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 16th day of April, 2001.

My Commission Expires:

Notary Public

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

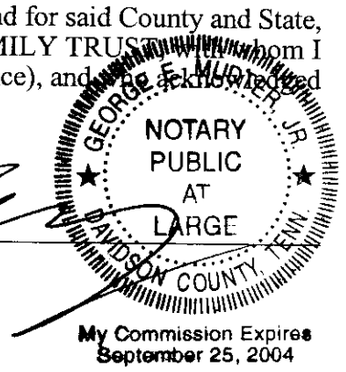
My Commission Expires September 25, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, NANCY S. DAVIDSON, TRUSTEE OF THE DAVIDSON FAMILY TRUST, with whom I am personally acquainted (or proved to me 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 16th day of April, 2001.

My Commission Expires: _____ Notary Public



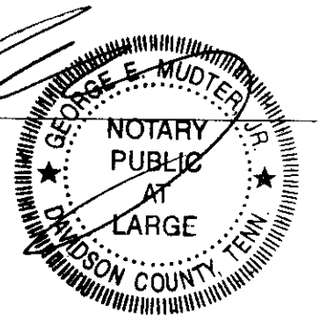
My Commission Expires
September 25, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, EVERETT MCCORD CLAYTON, III, CO-EXECUTOR, with whom I am personally acquainted (or proved to me 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 16th day of April, 2001.

My Commission Expires: _____ Notary Public



My Commission Expires
September 25, 2004

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Woodmont Estate Number 2, as of record in Plat Book 1130, page 99, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Philip G. Davidson and wife, Jane F. Davidson by deed from Inez P. Allen, a widow of record in Book 4643, page 816, said Register's Office. Jane F. Davidson has since died. Philip G. Davidson has subsequently died and devised said property to Ada Page Davidson Clayton and to the Davidson Family Trust by will of record in Will Book 237, page 810, Probate Court for Davidson County, Tennessee.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 1130, page 99, said Register's Office.