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. 17935**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $382,000.00. Affiant Subscribed and sworn to before me this 15th day of MAY, 2001. Notary Public My Commission Expires:

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

My Commission Expires September 25, 2004

Davidson County DEEDWARR
Recvd: 05/16/01 13:48 2pgs
Fees:11.00 Taxes:1413.40

20010516-0050753

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Mr./Mrs. John A. Thorpe 115 Brighton Close Nashville, TN 37205	Suntrust Mortgage, Inc. P.O. Box 57028 Irvine,CA 92619-7028	MAP 104-13-F PAR 115.00 CO FB 07DA 92789

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, JOAN M. YEARWOOD, MARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to JOHN A. THORPE AND WIFE, NANCY B. THORPE ("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 115 Brighton Close, Nashville, Tennessee 37205.

RANDALL YEARWOOD, the spouse of JOAN M. YEARWOOD, joins in this conveyance solely to convey any marital interest he may have in subject property by virtue of his marriage to the said JOAN M. YEARWOOD.

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 15th day of MAY, 2001.

JOAN M. YEARWOOD

RANDALL YEARWOOD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, JOAN M. YEARWOOD AND RANDALL YEARWOOD, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand at office, this 15th day of MAY, 2001.

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

My Commission Expires September 25, 2004

Notary Public

My Commission Expires

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 115 on the Plan of Revised Brighton Close Phase 1A, 1B, 1D and Phase II, as of record in Plat Book 7900, page 136, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Joan M. Yearwood by deed from G & W Partners, a Tennessee general partnership composed of George Gianikas, Steve R. Wherry and Albert J. Dale, Jr. of record in Book 8286, page 685, said Register's Office.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Instrument No. 20001003-0098148; (3) Charter of record in Book 7522, page 131, amended in Book 7522, page 134, Book 8273, page 908 and Book 8446, page 679; and (4) All matters appearing on the Plan of record in Plat Book 7900, page 136, said Register's Office.