THIS INSTRUMENT PREPARED BY: Mudter & Patterson Attorneys-at-Law 2000 Richard Jones Rd., #110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 18038	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $127,250.00 Affiant Subscribed and sworn to before me, this 15th day of June, 2001. Notary Public My Commission Expires:

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV. 29, 2003

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
TIMOTHY D. DUNN	AMSOUTH BANK	MAP 108 14
3228 East Lake Drive	2050 Parkway Circle	PARCEL 213
Nashville, Tennessee 37214	Birmingham, Alabama 35244	FB# 3D92245

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, CHRISTIAN E. ROWLAND, UNMARRIED, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to TIMOTHY D. DUNN, 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 3228 East Lake Drive, Nashville, Tennessee 37214.

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 15th day of June, 2001.

Davidson County DEEDWARR
Recvd: 06/19/01 10:40 2pgs
Fees:11.00 Taxes:470.83
20010619-0064833

CHRISTIAN E. ROWLAND

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHRISTIAN E. ROWLAND, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

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

My Commission Expires: Nov. 29, 2003

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 58 on the Plan of Section 5 Trailwood, as of record in Plat Book 6900, pages 477 thru 479, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Christian E. Rowland, a single man by deed from Rollow C. Welch and wife, Julie A. Welch of record in Book 10870, page 604, 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 Book 8078, page 521; (3) All matters appearing on the Plan of record in Plat Book 6900, pages 477 thru 479, said Register's Office.