This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
John K. Guess and Gwen A. Guess
315 Bramblewood Drive
Nashville, TN 37211

SEND TAX BILL:
To Owner

Davidson County DEEDWARR
Recvd: 06/20/01 08:48 2pgs
Fees:11.00 Taxes:529.10
20010620-0065203

MAP AND PARCEL:
MAP 146-12
PARCEL 46
6DU-32235

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Timothy D. Smith and Michael L. Apple, as tenants in common hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto John K. Guess and wife, Gwen A. Guess, as tenants by the entirety, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 451, on the Plan of Section Six, Crieve Hall Estates, of record in Plat Book 2331, Page 2, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Timothy D. Smith and Michael L. Apple, by deed from Consuella C. Dixon, a widow of record in INST: 20010405-0033252, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

THIS conveyance subject to such easements and setback lines of record in Book 2331, pages 1 and 2, said Register's Office.

Taxes for 2001 have been pro-rated and assumed by Grantees.

This is improved property known as 5015 Montclair Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John K. Guess and wife, Gwen A. Guess, their heirs and assigns, forever; and we, Timothy D. Smith and Michael L. Apple, do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 15th day of June, 2001.

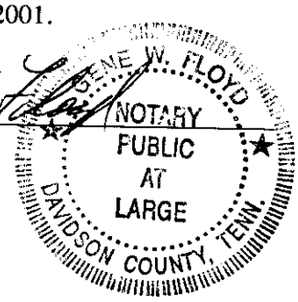
Timothy D. Smith

Michael L. Apple

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Timothy D. Smith and Michael L. Apple, as tenants in common the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 15th day of June, 2001.

NOTARY PUBLIC



My Commission Expires: 11/27/2004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 143,000.00.

AFFIANT

Subscribed and sworn to before me this 15th day of June, 2001.

NOTARY PUBLIC
My Commission Expires: 11/27/2004

