THIS INSTRUMENT WAS PREPARED BY:

KIRK C. WAITE, ATTORNEY
MOORELAND TITLE COMPANY
P. O. BOX 2127
BRENTWOOD, TN 37024-2127

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 8/1/2001

NOTARY PUBLIC

PATSY C. DAVIDSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires December 6, 2001

MY COMMISSION EXPIRES: 12-6-01

Davidson County DEEDWARR
Recvd: 08/03/01 09:27 2pgs
Fees:13.00 Taxes:296.00

20010803-0082783

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel Numbers
William Patton, Jr. 2018 Jefferson Street Nashville, TN 37208	SAME	092-03-0-012.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT, **CHRISTOPHER MULWA AND WIFE, MELANIA MULWA** herein referred to as **Grantors for and in consideration of the sum of EIGHTY THOUSAND AND 00/100 ($80,000.00) Dollars paid by WILLIAM PATTON, JR., hereinafter referred to as Grantee in the State aforesaid, the receipt of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Grantee, his heirs, successors, and assigns forever:**

Land in Davidson County, Tennessee, being the east 16 feet of Lot No. 11 and the west 34 feet of Lot No. 12 on the Map showing the subdivision of Lots Nos. 1 and 2 of the Harding Lyttle tract of record in Book 57, page 123, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Beginning at a point in the northerly margin of Jefferson Street, said point being the southwest corner of the described lot; thence North 6 deg. 27 min. 4 sec. West, 104.56 feet; thence North 74 deg. 14 min. 19 sec. east 50.62 feet; thence South 6 deg. 27 min. 04 sec. East 110.66 feet to a point in the northerly margin of Jefferson Street, said point being the southeastern corner of said lot; thence South 81 deg. -06 min. 43 sec. West 50 feet to the point of beginning, containing 4,363.80 square more or less.

Being the same property conveyed to Christopher Mulwa and wife, Melania Mulwa by Warranty Deed from John Kawinzi of record in Book 9874, page 294, Register's Office Davidson County, Tennessee, date executed 11-29-95, date filed 12-1-95.

This conveyance is made subject to Easements, Restrictions, Covenants, and Conditions as may be applicable to said property.

This is unimproved (__) improved (X) property, known as 2018 Jefferson Street, Nashville, Tennessee, 37208.

TOGETHER with all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD said tract of land, with the appurtenances, estate, title and interest

thereto belonging to said Grantee, his heirs and assigns, forever; and Grantors do covenant with said Grantee that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as otherwise herein set out. Grantors do further covenant and bind themselves, their heirs, and representatives, to warrant and forever defend the title to said land to said Grantee, his heirs, and assigns, against the lawful claims of all person whomsoever.

WITNESS Hand and Seal this 8/1/2001

Christopher Mulwa

Melania Mulwa

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Christopher Mulwa with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

KIRK C. WAITE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

My Commission Expires
November 27, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Melania Mulwa with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

KIRK C. WAITE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

My Commission Expires
November 27, 2004