This Instrument Was Prepared By:
W. William Davis, Attorney, PC
219 Ward Circle, Suite 3
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 08/06/01 09:48 2pgs
Fees:13.00 Taxes:510.50
20010806-0083524

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, Morris Jacobus Brown, III, ("Grantor") have bargained and sold, and do hereby bargain, sell and convey unto Michael S. Arnold and wife, Lee A. Arnold, ("Grantees") the following described real estate located in Davidson County, Tennessee, more particularly described as follows:

A certain condominium apartment in Davidson County, State of Tennessee, described as follows, to-wit: Unit No. F-63 in a Horizontal Property Regime located on the Plat of The Hillwood of record in Plat Book 5200, page 43, Revised in Plat Book 6250, page 503, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Dora M. Brown and Morris Jacobus Brown, III, as joint tenants with right of survivorship, by Warranty Deed of Nancy Karen Conners Goldin, dated May 8, 1996, and of record in Book 10053, page 125, Register's Office of Davidson County, Tennessee. The said Dora M. Brown is now deceased and title to the herein described property is now vested in Morris Jacobus Brown, III as the surviving joint tenant.

This property is known as 4500 Post Road, #F-63, Nashville, TN 37205

This conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with the appurtenances, estate title and interest thereto belonging to the Grantees their heirs and assigns in fee simple forever.

Grantor does hereby covenant with the Grantees that the Grantor is lawfully possessed of said land in fee simple, the Grantor has a good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signatures of the Grantor this 30th day of July, 2001.

Morris Jacobus Brown, III

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Morris Jacobus Brown, III, personally appeared before me and is known or proved to me to be the person who being informed of the contents of the foregoing instrument has executed same and acknowledged said instrument to be his free and voluntary act and deed and that he executed said instrument for the purposes and uses therein set forth.

Witness my hand and official seal this 30th day of July, 2001.

Notary Public

My Commission Expires: _____

MARTHA ANN BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 29, 2003

STATE OF TENNESSEE

COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $165,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 30 day of July, 2001

Notary Public

Commission Expiration:

MARTHA ANN BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 29, 2003

RETURN TO:

W. William Davis, Attorney, PC
219 Ward Circle, #3
Brentwood, TN 37027

SEND TAX BILLS TO:

Bank of America
PO Box 1675
Corapolis, PA 15108

PROPERTY ADDRESS:

4500 Post Road #F-63
Nashville, TN 37205

MAP & PARCEL:
103-14-A-63-CO

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