This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Record & Return To:
Victoria Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Yoon Je Lee
Kyung M. Pang
989 Murfreesboro Rd.
Nashville, TN 37217

SEND TAX BILL TO:
Owner

MORTGAGEE:
Franklin National Bank
5000 Maryland Way
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 08/10/01 10:59 2pgs
Fees:13.00 Taxes:1217.30
20010810-0086248

MAP 106
GROUP
PARCEL 31

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 and sufficiency of which are hereby acknowledged, **Edward L. Smith and wife, Karen Smith,** hereinafter called the "GRANTORS", have bargained and sold, and by these presents, do transfer and convey unto **Yoon Je Lee and Kyung M. Pang,** 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:

A tract of land in the 6th Civil District of Davidson County, Tennessee, described according to a copy of a survey thereof made by Turner Engineering Company, Inc. on June 12 and 26, 1958, as follows:

BEGINNING at a point in the Southwesterly margin of Murfreesboro Pike as now widened and located, said point being 65 feet Northwest from the back face of a bridge abutment, and likewise and being approximately 1365 feet Northwest from the Northerly margin of Thompson Lane, being the Southeast corner of this tract; thence leaving said Pike South 39 degrees 23' West 125 feet to a point; thence North 50 degrees 37' West 125 feet to a point; thence North 39 degrees 23' East 125 feet to the margin of said Murfreesboro Pike; thence with the margin of the same South 50 degrees 37' East 125 feet to the point of beginning.

Being the same property conveyed to Edward L. Smith and wife, Karen Smith by deed from The Most Reverend Edward U. Kmiec, Bishop for the Roman Catholic Diocese of Nashville, of record in Book 9350, page 865, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2001 and subsequent years.

This is improved property known as 989 Murfreesboro Rd., Nashville, Tennessee 37217.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said "GRANTEES", their heirs and assigns, forever, and, GRANTORS do covenant with the said "GRANTEES" that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, "GRANTORS", do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEES", and their heirs and assigns, against the lawful claims of all persons whomsoever. Whereever used, the

singular number 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 3rd day of August, 2001.

Edward L. Smith

Karen Smith

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Edward L. Smith and wife, Karen Smith**, 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 this 3rd day of August, 2001.

NOTARY PUBLIC

My Commission Expires: 8-8-01

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $329,000.00.

AFFIANT

Subscribed and sworn to before me on this 3rd day of August, 2001.

NOTARY PUBLIC

My Commission Expires: 8-8-01