STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 27TH DAY OF AUGUST, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/29/05

THIS INSTRUMENT WAS PREPARED BY:

DONALD ARKOVITZ, ESQ., 332 WHITE BRIDGE ROAD, NASHVILLE, TN 37209.

NAME AND ADDRESS OF PROPERTY OWNER

MILDRED JEAN PERRY
301 LADYBIRD DRIVE
NASHVILLE, TN 37217

SEND TAX BILLS TO:

HARMON KOON
1086 MURFREESBORO ROAD
NASHVILLE, TN 37217

Davidson County DEEDWARR
Recvd: 08/29/01 08:09 2pgs
Fees:13.00 Taxes:444.00
20010829-0093565

MAP NO.: 135.1
PARCEL: 77

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I

HARMON KOON

has this day bargained and sold, and do hereby transfer and convey unto the said

MILDRED JEAN PERRY

the Grantor herein, her successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 108 on the Plan of Town Park Estates as of record in Book 3300, Pages 64 and 65, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a complete description.

Being the same property conveyed to Harmon Koon by installment deed from B & H Enterprises of record in Book 5620, page 690, Register's Office of Davidson County, Tennessee.

This is improved property, known as 301 Ladybird Drive, Nashville, TN 37217.

To have and to hold the real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantors their (successor), heirs, and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same to encumbered.

We further covenant and bind ourselves, our heirs and representatives, to arrant and forever defend the title to said real estate to said Grantee, their (successors), heirs and assigns against the lawful claims of all persons.

Wherever 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 my hand this 27th of August, 2001.

Harmon Koon

HARMON KOON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Donald Arkovitz, a Notary Public in and for said County and State, the within named HARMON KOON, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 27th day of August, 2001.

Donald Arkovitz

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/29/05