THIS INSTRUMENT PREPARED BY:
MUDTER & PATTERSON
ATTORNEYS-AT-LAW
20000 Richard Jones Rd.Suite 110
Nashville, Tennessee 37215

FILE: Box 9B
First Title and Escrow Company, Inc.

FTEC No. 18243

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $532,500.00

Affiant

Subscribed and sworn to before me, this 28th day of August, 2001.

Notary Public

My Commission Expires:

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
JENNIFER K. WHEELER	NEW OWNER	116-16
4002 Estes Road		81
Nashville, Tennessee 37215		7DA31980

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, WALTER DAVID CONRAD AND WIFE, KAREN SCOTT CONRAD, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to JENNIFER K. WHEELER, MARRIED, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4002 Estes Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 28th day of August, 2001.

WALTER DAVID CONRAD

KAREN SCOTT CONRAD

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WALTER DAVID CONRAD AND KAREN SCOTT CONRAD, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of August, 2001.

My Commission Expires:

Notary Public

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

Davidson County DEEDWARR
Recvd: 08/29/01 12:11 2pgs
Fees:13.00 Taxes:1970.25

20010829-0093761

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Krohn Subdivision, as of record in Plat Book 7900, page 310, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Walter David Conrad and wife, Karen Scott Conrad by deed from Joe A. Moscheo, II and wife, Judy E. Moscheo of record in Book 9391, page 838, said Register's Office.

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 892, page 457; and (3) All matters appearing on the Plan of record in Plat Book 7900, page 310, said Register's Office.