Davidson County DEEDWARR
Recvd: 10/03/01 11:02 2pgs
Fees:13.00 Taxes:55.50

20011003-0107272

NBC Loan # 2577306

THIS INSTRUMENT PREPARED BY:
MICHAEL I. MOSSMAN
ONE CHURCH STREET BUILDING
SUITE 500
NASHVILLE, TN 37201

Map-Parcel 68-20.00

**SPECIAL WARRANTY DEED**

THIS INDENTURE made and entered into this 7th Day of May, 2001 by and between **National Bank of Commerce,** a corporation organized under and by virtue of the laws of the State of Tennessee, party of the first part, and **James A. Lewis and wife, Hilda M. Lewis,** parties of the second part;

WITNESSETH: That for the consideration of **FIFTEEN THOUSAND AND NO/100 DOLLARS ($15,000.00)** cash in hand paid, and other good and valuable considerations, receipt of all which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell convey and confirm unto the said parties of the second part the following described real estate, situated and being in Davidson County, State of Tennessee, to wit:

Land in the 13th, formerly 23rd Civil District of Davidson County, Tennessee, described as follows: Beginning in the center of Old Hydes Ferry Pike, 367 ½ feet westerly from the center of a culvert under said Pike, the southeast corner of my enter home tract; thence following the center of said Pike, north 75 deg. east 166 ½ feet; thence north 70 deg. east 55 feet to the west side of a 12 foot driveway which is reserved from this conveyance; thence with the west side of said driveway, north 16 deg. west 73 feet to the south edge of the Tennessee Central Railway line; thence with said right-of-way line, south at about 76 deg. west 218 feet to stake; thence south 14 deg. east 91 feet to the beginning.

Being the same property conveyed to Steven R. Pratt and wife, Lisa Pratt by deed from Burnis J. Barnes of record in Book 7009, page 723, Register's Office for Davidson County, Tennessee.

This being the same property conveyed to National Bank of Commerce by Successor Trustee's Deed from Michael I. Mossman, Successor Trustee record at Instrument Number 20010507-0046772, Register's Office for Davidson County, Tennessee.

The said party of the first part conveys the aforedescribed real estate which is unencumbered.

And that the title and quiet possession thereto will warrant and forever defend against the lawful claims of all persons, claiming the same by, through or under it, but not further or otherwise.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through it duly authorized officers the day and year first above written.

**NATIONAL BANK OF COMMERCE**

By: Stephen E. Horn

Title: Executive Vice President

State of Tennessee
County of Davidson

Before me, the undersigned Notary Public in and for said County and State aforesaid personally appeared Stephen E. Horn, with whom I am personally acquainted and who upon oath acknowledged her/himself to be the Executive V.P. of National Bank of Commerce, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Bank by her/himself as such officer.

WITNESS My Hand and Notarial Seal at office this 2nd day of October, 2001.

My Commission Expires: 11/24/01

Notary Public: Patricia A. Mynatt

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Property Address: 4744 Old Hydes Ferry Road, Nashville, TN 37218

Name and Address of Property Owner and Mail Tax Bills to: Mr. James A. Lewis and wife, Hilda M. Lewis, 4467 Pecan Valley Road, Nashville, TN 37218-4214.

Tax I.D. No.:_____

File No.:_____

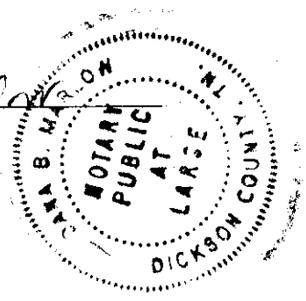
**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**

I hereby swear or affirm that the actual consideration for this transfer, or value of property or interest in property transferred, whichever is greater, is $15,000.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Joanna Lewis
AFFIANT

Sworn to and subscribed before me this 31st day of October, 2001.

Dana B. Watson
NOTARY PUBLIC




My Commission Expires: 10/21/02