PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

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OF NASHVILLE, INC.
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WARRANTY DEED

THIS INDENTURE is made and entered into this **1st** day of **October, 2001, by and between NATHAN T. WALL, A MARRIED MAN, hereinafter called Grantor, and KEN KIMBALL, A MARRIED MAN, hereinafter called Grantee.**

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which are hereby acknowledged, NATHAN T. WALL, A MARRIED MAN, Grantor, does hereby bargain, sell, transfer and convey unto KEN KIMBALL, A MARRIED MAN, hereinafter referred to as Grantee, his/her successors, heirs and assigns, all of that certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor in and to all buildings and fixtures located on said real estate, and any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (collectively, the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is unimproved property known as 10.38 ACRES +-, BLEVINS ROAD.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantees, their successors, heirs and assigns forever. The Grantor covenants and agrees with the said Grantee that Grantor is lawfully seized and possessed of the said real estate and that Grantor has a good and lawful right to sell the same. The Grantor further covenants that the same is unencumbered except as otherwise set forth in Exhibit "B".

Grantor further covenants and bind himself and his successors, heirs and assigns, to warrant and forever defend the title to said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

PATRICIA WALL, wife of NATHAN T. WALL, the Grantor herein, join in the herein conveyance for the sole purpose of conveying any right, title and interest she may have in and to the property described herein, marital or otherwise.

WITNESS the hand and seal of Grantor on the day and year first above written.

Davidson County DEEDWARR
Recvd: 10/11/01 11:35 3pgs
Fees:18.00 Taxes:2960.00



20011011-0110867

Nathan T Wall
NATHAN T. WALL
Signature of Seller

Patricia Wall
PATRICIA WALL, Spouse

_____
Signature of Seller

_____

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand, at office, this **1st** day of **October, 2001.**

Notary Public

DENISE C. ALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 5/30/2004

Name and Address of Property Owner:

KEN KIMBALL, A MARRIED MAN
3108 Blevins Rd.
Whites Creek, TN 37189

Property Address:

10.38 ACRES +-, BLEVINS ROAD

Person Responsible for Taxes:

SAME

Map & Parcel #: MAP 40, PARCELS 60 AND 61

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$800,000.00** 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.

Affiant

Sworn to and subscribed before me, a Notary Public, this **1st** day of **October, 2001.**

Notary Public

DENISE C. ALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 5/30/2004

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

LAND in Davidson County, Tennessee, being Lots 1 and 2 on the Plat of Whites Creek Commercial Center, which plat is of record in Plat Book 6200, page 634, Register's Office for Davidson County, Tennessee. Reference is hereby made to said plat for a more complete and accurate legal description.

BEING the same property conveyed to NATHAN T. WALL, A MARRIED MAN, by Warranty Deeds from T & W AMUSEMENT CO., INC.,
of record in Book 8000, page 49, and Book 8000, page 53, Register's Office for DAVIDSON County, Tennessee.

EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2001 and subsequent years, A LIEN, not yet due and payable (MAP 40, PARCELS 60 AND 61, 2000 REAL PROPERTY TAXES ARE PAID) (as to both lots of land).

2. All matters as set forth on the Plan of record in Plat Book 62000, page 634, said Register's Office, which plan includes a 10-wide 100-year flood plain; aa 20-foot wide drainage easement along the westerly lot line; a 20-foot wide drainage easement running north and south through the westerly portion of Lot 2 (plat is as to both lots of land).

3. Utility easement of record in Instrument No. 20010926-0104293, said Register's Office, which easement is for the benefit of the subject property.