PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref:(ST) Title No: 42789
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 11/19/01 16:25 2pgs
Fees:13.00 Taxes:740.00

20011119-0126752

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
James E. Pate DDS 3706 Granny White Pike Nashville, TN 37204	SAME

TAX MAP-PARCEL NUMBERS: 118-02-161

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$200,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **J. Frank Feinstein and spouse, Dorothy A. Feinstein**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **James E. Pate DDS** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 45 on the Plan of Kirkwood Heights Subdivision of record in Plat Book 1130, Page 1, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to J. Frank Feinstein and wife, Dorothy A. Feinstein by deed from David Popkin and wife, Hae Yung Popkin of record in Book 6147, Page 593, Register's Office for Davidson County, Tennessee

Description Reference: The description is the same as that used in the last deed prior to this transaction.

Above described conveyance is subject to;Taxes for 2002, and subsequent years.;The Plan, with Owner's Certificate, of record in Book 1130, page 17 , said Register's Office, which Plan shows a 60 minimum building set back line from Kirkwood Lane and a 20 foot easement for public utility purposes along the rear line(s); and a drainage ditch along the southerly front line of said lot; Sanitary Sewers and/or Storm Drain Easements to the Metropolitan Development and Housing Agency and/or Metropolitan Government of Nashville and Davidson County, of record in Book 5306, Page 625, said Register's Office.

This is improved property, known as: 800 Kirkwood, Nashville, Tennessee 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this.

J. Frank Feinstein

Dorothy A. Feinstein

State of TENNESSEE
County of DAVIDSON

On this 16th day of November, 2001, before me the undersigned authority, personally appeared J. Frank Feinstein Dorothy A. Feinstein , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission
Expires 7/26/2003

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $200,000.00

Affiant

Sworn and subscribed before me this the 16th day of November, 2001

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission
Expires 7/26/2003

Notary Public