WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/03/02 09:21 3pgs
Fees:18.00 Taxes:414.40

20020103-0000745

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 112,000.00

Andrew B Newell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF November 2001

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PROFESSIONAL TITLE & ESCROW CO, 101 SHEPHERD HILLS DRIVE, MADISON, TENNESSEE 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANDREW B. NEWELL (NAME)	UNION PLANTERS BANK (NAME)	MAP 83-10
405 RUDOLPH STREET (ADDRESS)	2019 RICHARD JONES ROAD (ADDRESS)	PARCEL 31.00
NASHVILLE, TENNESSEE 37206 (CITY) (STATE) (ZIP)	NASHVILLE, TENNESSEE 37215 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, MICHAELENE A. MCGILL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDREW B. NEWELL

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lots No. 227 and 228 on the Map of McEwen Place, as of record in Book 332, page 133, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Michaelene A. McGill by deed of record in Instrument No. 20010924-0102823, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 405 RUDOLPH STREET, NASHVILLE, TENNESSEE 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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 30 this November day of 2001

Michaelene A McGill by Jan K Woodard Atty in Fact
MICHAELENE A. MCGILL

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 MICHAELENE A. MCGILL by James K. Woodard Attorney in Fact, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at MADISON, Tennessee, this 30 day of November, 2004.

Commission expires 11/21/04

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public

Exhibit

POWER OF ATTORNEY

STATE OF TENNESSEE)
)
COUNTY OF KNOX)

I, Michaelene A. McGill, currently residing at 5501 Briercliff Road in Knoxville, Tennessee, do hereby give and grant to James K. Woodard, currently residing at 127 Shiloh Ridge in Hendersonville, Tennessee, the power to perform the following acts:

1. To sell, transfer, trade, or dispose of my property being land located in Davidson County, Tennessee, being Lot Nos. 227 and 228 on the map of McEwen Place, as of record in Book 332, Page 133, Register's Office of Davidson County, Tennessee for which reference is hereby made for a complete and accurate thereof.

2. To enter into any agreements and bind me to them for the purpose of carrying out the above numbered 1.

3. To perform for me any act which I could do myself and to have any and all legal authority and power that I can give and grant to him to perform those acts.

Michaelene A. McGill
MICHAELENE A. McGILL

Personally appeared before me, the undersigned, a Notary Public in and for Knox County, the within named Michaelene A. McGill with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of November, 2001.

Kathi Catlett
Notary Public

My Commission Expires:

10-05-03