THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 84,000.00

Affiant

Subscribed and sworn to before me, this 6th day of February, 2002

Notary Public

My Commission Expires: 10-12-05

Davidson County DEEDWARR
Recvd: 02/08/02 10:16 2pgs
Fees:13.00 Taxes:310.80
20020208-0017306

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
JOHN B. ELAM 624 Fatherland Street Nashville, Tennessee 37206	SAME	MAP 82-16 PARCEL 235

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY FOUR THOUSAND AND NO/100---------- ($ 84,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, J. R. THOMAS, MARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto JOHN B. ELAM AND WIFE, LULU R. ELAM 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:

BEING Lot No. 13 on the Map of Williams' Addition to Edgefield, now East Nashville, of record in Book 21, page 45, Register's Office for Davidson County, Tennessee.

SAID Lot No. 13 fronts 50.0 feet on the southerly side of Fatherland Street and runs back between parallel lines 210.0 feet, more or less, to an alley.

BEING the same property conveyed to Ruth Barker Thomas and J. R. Thomas, as joint tenants in common with the right of survivorship, by Quitclaim Deed from Ruth Barker Thomas, widow, of record as Instrument No. 20020109-0003349 in the Register's Office for Davidson County, Tennessee; the said Ruth Barker Thomas having since died on November 10, 2001.

PAMELA M. THOMAS, spouse of J. R. Thomas, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

This is improved property known as 624 Fatherland Street, Nashville, Tennessee 37206

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.

GRANTOR COVENANTs with the said GRANTEEs that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Williams' Addition to Edgefield of record in Book 21, page 45, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind s_ himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE s_, their_ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I_ have hereunto set my_ hand___on this the 6th___ day of February___, 2002.

J. R. Thomas

Pamela M. Thomas
PAMELA M. THOMAS

STATE OF California)
COUNTY OF Orange)

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

Witness my hand and official seal this 6th day of February, 2002.

My Commission Expires: 10-13-2005

Kirit Shah
Notary Public

KIRIT SHAH
COMM. # 1325073
NOTARY PUBLIC-CALIFORNIA
ORANGE COUNTY
COMM. EXP. OCT. 13, 2005

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____day of _____.

My Commission Expires: _____

_____
Notary Public