Davidson County DEEDWARR
Recvd: 02/15/02 12:49 2pgs
Fees:13.00 Taxes:3422.50

20020215-0020299

RETURN TO BOX #23

THIS INSTRUMENT PREPARED BY:
BAKER, DONELSON, BEARMAN,
& CALDWELL (RDB)
A Professional Corporation
Suite 1000, 211 Commerce Street
Nashville, Tennessee 37201

FROM: Samuel D. Lane and
Christine Schilling Lane,
Trustees of the Lane Family 1998 Trust Agreement ("GRANTORS")

TO: David R. Emery ("GRANTEE")

ADDRESS NEW OWNER:
David R. Emery
415 West Tyne Boulevard
Nashville, TN 37205

SEND TAX BILLS:
David R. Emery
108 Bonaventure Drive
Nashville, Tennessee 37205

MAP AND PARCEL
130-09-134

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid by GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Samuel D. Lane and Christine Schilling Lane, Trustees of the Lane Family 1988 Trust Agreement under Agreement dated March 11, 1988, as amended**, have bargained and sold, and by these presents do transfer and convey unto **David R. Emery** , his heirs and assigns, all of our interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. C, on the Plan of Lot 2 of Block 1, of the Highlands of Belle Meade No. 1, as shown on plat of record in Plat Book 843, page 14, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Samuel D. Lane and Christine Schilling Lane, Trustees of the Lane Family 1988 Trust Agreement under Agreement dated March 11, 1988 as amended, by Deed of record in Book 11650, page 660, Register's Office for Davidson County, Tennessee.

The above description is identical to that contained in the prior deed .

This is unimproved property located at 415 West Tyne Boulevard, Nashville, Tennessee 37205.

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, his heirs and assigns, forever.

And GRANTORS do covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except for the following:

1. Real property taxes for the year 2002, a lien, but not yet due and payable.

2. Easement to the City of Nashville, as set forth in instrument recorded in Book 1642, page 441.

3. Easement contained in an instrument from Robert C. Benson, Trustee, et al, to the Nashville Suburban Utility District of record in Book 1255, page 580, said Register's Office.

4. Matters shown on Plat of record in Book 843, page 14, said Register's Office.

And GRANTORS do further covenant and bind themselves, their successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 13th day of February, 2002.

LANE FAMILY 1988 TRUST AGREEMENT
under Agreement dated March 11, 1988, as amended

By: _____
Samuel D. Lane, Trustee

By: _____
Christine Schilling Lane, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Barbara A Smith, a Notary Public in and for said County and State, the within named, **Samuel D. Lane and Christine Schilling Lane, Trustees of the Lane Family 1988 Trust Agreement under Agreement dated March 11, 1988, as amended**, the within named bargainors, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they, as Trustees of the Lane Family 1988 Trust Agreement under Agreement dated March 11, 1988, as amended, execute the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 13th day of February, 2002.

Barbara A. Smith
NOTARY PUBLIC

BARBARA A. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 9/24/05

My Commission Expires SEPT. 24, 2005

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $925,000.00.

David R Lane
AFFIANT

Subscribed and sworn to before me, this 15th day of February, 2002.

Ruth Anne Carathers
NOTARY PUBLIC

RUTH ANNE CARATHERS NOTARY PUBLIC AT LARGE OF TN

My Commission Expires: 11-17-02

NBAC 37213 v1
699059-00015 02/12/2002