BOX 58-B

Davidson County DEEDWARR
Recvd: 02/19/02 09:43 2pgs
Fees:13.00 Taxes:296.00
20020219-0020720

This Instrument prepared by:
Stokes Bartholomew Evans & Petree, P.A.(FRH)
424 Church Street, Suite 2800
Nashville, Tennessee 37219

ADDRESS NEW OWNER:
Volunteer Surveying
609 West Iris Drive
Nashville, Tennessee 37204

SEND TAX BILL TO:
Same

MAP-PARCEL
Map 119-09
Parcel 191.00

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **WALTER G. KNESTRICK.** (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto **VOLUNTEER SURVEYING**, a Tennessee corporation (the "Grantee"), and Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County Tennessee, being Lot No. 22 and the southerly 37 feet of Lot 21 on the Map of Parkway Subdivision as of record in Book 974, page 62, Register's Office for said County, described as follows:

Said lot and part of said lot adjoin and front together 87 feet on the easterly side of Foster Avenue, formerly Akin Avenue, as now widened and located and run back between lines 162 feet more or less on the south line of Lot No. 22 and 167.1 feet more or less on the north line of said part of Lot No 21 to a dead line in the rear measuring 87 feet thereon.

Being the same property conveyed to WALTER G. KNESTRICK, by deed from EDNA FRANCES SIMPSON, of record in Book 4661, page 676, said Register's Office.

The conveyance of the property herein, and all covenants and warranties of Grantor contained herein, are made expressly subject to those matters of record and a residential lease of the property which is not recorded.

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, and Grantee's heirs and assigns forever.

Grantor covenants and binds itself, and its successors and assigns, to warrant and forever defend the title to the property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons claiming by, through or under the Grantor.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed as of the 5th day of February, 2002.

Walter G. Knestrick

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me WALTER G. KNESTRICK, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5TH day of February, 2002.

Notary Public

My Commission Expires: 11-26-05

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $80,000.00.

Affiant

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

Notary Public
My Commission Expires: 9/22/02

JANE GRAZER
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

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