Prepared by and after Recording Return To:
Title Enterprises, LLC
214 Centerview Drive, Suite 225
Brentwood, TN 37027
2-020085

Davidson County DEEDWARR
Recvd: 02/25/02 08:18 3pgs
Fees:18.00 Taxes:1579.90
20020225-0023373

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James Bryan Lewis and wife, Tana L. Lewis** (hereinafter referred to as "Grantors") have this day bargained and sold and do hereby transfer and convey unto **Mark A Lawson** (hereinafter referred to as "Grantee"), it's successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), it's successors and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said parcel of real-estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenants and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), it's successors and assigns, against the lawful claims of all persons, whomsoever.

This conveyance is made subject to all zoning regulations, building restrictions, easements, rights of public utitities or other governmental regulations applicable to the foregoing property.

The taxes for the current year have been prorated and are assumed by the grantee(s).

Witness my hand this 21st day of February, 2002.

James Bryan Lewis

Tana L. Lewis

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **James Bryan Lewis and Tana L. Lewis,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

WITNESS my hand and official seal, this 21st day of February, 2002.

Notary Public

My Commission Expires: _____

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
JUN 21, 2003

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$ 427,000.00** which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 21st day of February, 2002.

Notary Public

My Commission Expires: _____

NOTARY PUBLIC AT LARGE

003

MAP AND PARCEL NUMBERS: 103-09-69.00

ADDRESS NEW OWNER:
Mark A. Lawson
503 Hillwood Boulevard
Nashville, TN 37201

SEND TAX BILLS TO:
SunTrust Bank
201 4th Ave. N 17th Fl.
Nashville Tn 37219

EXHIBIT A

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

Being Lot No. 279 on the Plan of Hillwood Estates, Section XI, of record in Plat Book 2663, page 38, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to James Bryan Lewis from Sharon Harwell by Warranty Deed dated August 27, 1999 and recorded August 31, 1999 in Book 11642, page 365, Register's Office for Davidson County.

This conveyance is subject to all matters of record on plat in Plat Book 2663, page 38, Register's Office for Davidson County.