BOX 10-A

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

RETURN TO :
PREMIER TITLE & ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TENNESSEE 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 185,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March, 2002

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

KATHY SNIDER NOTARY PUBLIC DAVIDSON COUNTY TN Exp. 07/27/2002

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James H. Pace (NAME)	Union Planters Bank, National (NAME)	133-14-55
4852 Lynn Drive (ADDRESS)	P. O. Box 2926 (ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Memphis, TN 38101-2926 (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, Frances Kathleen Ogles

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James H. Pace and Gail N. Frye

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 Lot No. 67 on the Plan of Elysian Park, of record in Book 2331, page 32, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

BEING the same property conveyed to Marvin N. Ogles and wife, Christine Ogles by deed from George W. Furnell and Robert F. Wilson, of record in Book 4957, page 878, Register's Office for Davidson County, Tennessee. Marvin N. Ogles having since died, predeceased by Christine Ogles, property is now vested in Frances Kathleen Ogles as devisee and under the Will of Marvin Nelson Ogles, of record as Instrument No. 20020104-0001522, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 04/01/02 13:44 2pgs
Fees:13.00 Taxes:499.50
20020401-0039171

unimproved ( )
This is improved (X) property, known as 4852 Lynn Drive, Nashville, Tennessee 37211
(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 this 29th day of March, 2002

Frances Kathleen Ogles

Frances Kathleen Ogles

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 Frances Kathleen Ogles

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 Nashville, Tennessee, this 29th day of March, 2002.

Commission expires 5-17-03

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ 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