THIS INSTRUMENT PREPARED BY: Mudter & Patterson Attorneys-at-law 2000 Richard Jones Road, #110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 18813	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $229,000.00 Affiant Subscribed and sworn to before me, this 12th day of April, 2002. Notary Public My Commission Expires: 3/29/06

WARRANTY DEED

Address New Owner(s): HOBBS ROAD PARTNERS 50 Music Square, Ste. 903 Nashville, TN 37203	Send Tax Bills to CAPITAL BANK & TRUST COMPANY 1820 West End Avenue Nashville, Tennessee 37203	Tax Information MAP 130-3 PARCEL 58 FB# 7DA43775

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, MARY HELEN CLARKE, UNMARRIED, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to HOBBS ROAD PARTNERS, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in DAVIDSON County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3702 Hobbs Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 12th day of April, 2002.

MARY HELEN CLARKE

Davidson County DEEDWARR
Recvd: 04/23/02 16:08 2pgs
Fees:13.00 Taxes:847.30

20020423-0050262

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARY HELEN CLARKE, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of April, 2002.

My Commission Expires:

Notary Public

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 29, 2003

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 11 on the Plan of Part 1-Wallace Subdivision, as of record in Plat Book 1424, page 16, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Mary Helen Clarke, unmarried by deed from Willis J. Reynolds and Katherine R. Helton, both unmarried of record in Book 9430, page 390, said Register's Office.

This conveyance is made subject to: (1) 2002 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 1303, page 55; and (3) All matters appearing on the Plan of record in Plat Book 1424, page 16, said Register's Office.