PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 05/01/02 10:17 2pgs
Fees:13.00 Taxes:92.13
20020501-0053382

W & I Ref:(ST) Title No: 43300
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
High Mark Construction Group, Inc. 1308 Old Hickory Blvd. Brentwood, Tennessee 37027	SAME

TAX MAP-PARCEL NUMBERS: 091-15-119

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$24,900.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Todd H. St.John and spouse, Pamela P. St.John**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **High Mark Construction Group, Inc.** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being part of Block 12 on the Realty Savings Bank & Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, of record in Book 421, Page 18, said Register's Office.

Beginning at a point in the east margin of 53rd Avenue North at the southeast corner of 53rd Avenue North and Elkins Avenue; thence continuing South along said margin, 45 feet to a point; thence East running between parallel lines and along the southerly margin of Elkins Avenue, 120 feet to the rear property line, measuring 45 feet thereon.

Being the same property conveyed to Todd H. St. John and spouse, Pamela P. St. John by deed from Jennifer Baldwin and Mary Jane Russell both unmarried, of record in Doc. No. 199912160303982, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

Above described conveyance is subject to; Taxes for the year 2002 and subsequent years; All Matters shown on the Plan of record in Book 421, Page 18, said Register's Offoce.

This is improved property, known as: Lot 312 53rd Ave. N, Nashville, Tennessee 37209

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 29th day of April, 2002.

Todd H. St.John

Pamela P. St.John

State of TENNESSEE
County of DAVIDSON

On this 29th day of April, 2002 , before me the undersigned authority, personally appeared Todd H. St.John and Pamela P. St.John , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 7/26/2003

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $24,900.00

Affiant

Sworn and subscribed before me this the 29th day of April, 2002

My Commission Expires:

ROBERT L. SCRUGGS NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE My Commission EXP. JULY 8, 2006

Notary Public