THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***32,000.00.

Affiant

Subscribed and sworn to before me this 2nd day of MAY, 2002.

Notary Public

My Commission Expires: 10-12-05

Davidson County DEEDWARR
Recvd: 05/06/02 15:00 2pgs
Fees:13.00 Taxes:118.40
20020506-0055477

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
Troy M. Shelton 1123 N. 6th Street Nashville, Tennessee 37207	Troy M. Shelton 90 Northridge Drive Manchester, Tennessee 37355	MAP 71-16 PARCEL 215

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of THIRTY TWO THOUSAND AND 00/100 DOLLARS ($***32,000.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, LIBERTY SAVINGS BANK, F.S.B., (hereinafter called the "GRANTOR"), has this day bargained and sold, transferred and conveyed unto TROY M. SHELTON, married, (hereinafter called the "GRANTEE"), a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the southerly 22.0 feet of Lot No. 161 and the northerly 23.0 feet of Lot No. 160 on the Plan of Oakwood Park as of record in of record in Plat Book 421, page 12, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Liberty Savings Bank, F.S.B., by Trustee's Deed from Michael J. Philbin, Successor-Trustee of record as Instrument No. 20011127-0128995 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 1123 N. 6th Street, Nashville, Tennessee 37207

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto GRANTEE, its successors and assigns in fee simple forever.

GRANTOR COVENANTS with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of Oakwood Park of record in Plat Book 421, page 12, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS to warrant and defend the title against the lawful claims of all persons claiming by, through or under Grantor but no further nor otherwise.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 1st day of ~~October, 2001~~ May, 2002.

LIBERTY SAVINGS BANK, F.S.B.

By: _____

Title: Vice President

STATE OF Ohio)
COUNTY OF Clinton)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared JB Stamper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged hisself to be Vice President of Liberty Savings Bank, F.S.B., the within named bargainor, and that he as such Vice President, executed the foregoing instrument for the purposes therein contained, by signing the name of the bank as JB Stamper, VP.

WITNESS my hand and official seal this 1st day of May, 2002.

_____
Notary Public

My Commission Expires: _____

NOTARY SEAL
STATE OF OHIO

ANGELA QUALLEN, Notary Public
In and for the State of Ohio
My Commission Expires June 6, 2006