STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $101,400.00

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 7th day of May, 2002.

Notary Public

My Commission Expires: 11-22-02

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Kathryn D. Anderson
5836 Brentwood Trace
Brentwood, Tennessee 37207

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map & Parcel 160-140-B-132.00CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Action Real Estate, LLC** hereinafter referred to as Grantors, hereby transfers and conveys to **Kathryn D. Schroyer Anderson, unmarried** hereinafter referred to as 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 Unit Number 5836 on the Plan of Brentwood Trace Condominiums, Second Revision, as of record in Book 5200, page 261, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Action Real Estate, LLC, by Trustee's Deed from Robert M. Wilson, Jr., as successor Trustee, of record at Instrument# 2002 040200 39846, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2002, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 5200, Page 219, Book 5200, page 230, and Book 5200, page 261, Register's Office for Davidson County, Tennessee.

Subject to a Master Deed of record in Book 5524, Page 415, and Book 5545, page 510, Register's Office for Davidson County, Tennessee.

Subject to By-Laws of record in Book 5524, Page 424, Book 5537, page 988, and Book 5868, page 70, Register's Office for Davidson County, Tennessee.

Any and all visible easements lying on or across the property.

Davidson County DEEDWARR
Recvd: 05/15/02 09:24 2pgs
Fees:13.00 Taxes:375.18
20020515-0059651

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2002, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 5836 Brentwood Trace, Brentwood, Tennessee 37207.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 7th day of May, 2002.

Action Real Estate, LLC
By: _____
Martin Goldsmith, Manager

STATE OF Kentucky
COUNTY OF Jefferson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Martin Goldsmith, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he is the Manager for Action Real Estate, LLC, and who further acknowledged that he executed the forgoing instrument for the purposes therein contained by signing his name as the Manager for Action Real Estate, LLC.

Witness my hand and official seal this 7th day of May, 2002.

_____
Notary Public

My Commission Expires: 1-22-2004