RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

Prepared by:
Realty Title & Escrow Company, Inc.
P.O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $30,000.00

Jeff Hart
Affiant

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

Subscribed and sworn to before me, this 1st day of July, 2002.

Mitchell A Watts
Notary Public
My commission expires: 10-12-05

Address of New Owner:	Send Tax Bills to:	Tax Information
J. Lawson Properties, Inc.	J. Lawson Properties, Inc.	091-08-0
4010 Clifton Avenue	1303 Barclay Court	308.00
Nashville TN 37209	Murfreesboro, TN 37130	

SPECIAL WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Bank of New York as Trustee, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to J. Lawson Properties, Inc., hereinafter called the Grantees, their successors 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 Lots No. 12 and 13 in Block F in the Realty Savings Bank and Trust Company's Subdivision of Lot No. 19 on the Plan of Clifton and being a re-subdivision of parts of Lot Nos. 13 and 19 and other lots in Clifton, of record in Book 421, Page 49, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Bank of New York as Trustee by Trustee's Deed from Robert M. Wilson, Jr., as Successor-Trustee, dated June 29, 2001, recorded in Instrument No. 20010802-0082031, Register's Office for said County.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4010 Clifton Avenue, Nashville, TN 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor, but no further or otherwise.

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 1st day of July, 2002.

Bank of New York as Trustee

By: _____
Stuart E. Graham, Vice President
Countrywide Home Loans, Inc., Attorney in Fact

Davidson County DEEDWARR
Recvd: 07/05/02 10:41 2pgs
Fees:13.00 Taxes:111.00
20020705-0080966

STATE OF TEXAS
COUNTY OF COLLIN

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Stuart E. Graham , with whom I am personally acquainted, and who acknowledged that he is the Vice President of Countrywide Home Loans, Inc., the attorney in fact for Bank of New York as Trustee, the bargainor, and acknowledged that he as such Asst. Vice President is authorized by Countrywide Home Loans, Inc. to execute this instrument on its behalf and that Countrywide Home Loans, Inc., is authorized by Bank of New York as Trustee, to execute the within instrument for the purposes therein contained.

Witness my hand in Plano, TX, this 1st day of July, 2002.

Najia Sarah Abraham

Notary Public - Najia Sarah Abraham

My Commission expires 4/8/06

NAJIA SARAH ABRAHAM
Notary Public, State of Texas
My Commission Expires 04-08-06