Box 17

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #02-1338

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David J. Shen, and wife, Karin P. Shen Warren**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Russell R. Winston, and wife, Donna J. Winston**, 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 Lot No. 3 on the Plan of Poplar Creek, Phase II, as of record in Book 6900, Page 339 through 347, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to David J. Shen and wife, Karin P. Shen by Warranty Deed from John W. Jenkins and wife, Mary T. Jenkins of record in Book 11600, Page 938, Register's Office, Davidson County, TN.

David J. Shen and Karin P. Shen are divorced. Karin P. Shen is now known as Karin P. Warren.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

Davidson County DEEDWARR
Recvd: 07/18/02 14:28 2pgs
Fees:13.00 Taxes:651.20
20020718-0086825

This is improved property, known as: 6828 Collinswood Drive, Nashville TN 37221.

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 16th day of July, 2002

David J. Shen

Karin P. Shen Warren by Mike Hays,
Attorney-in-Fact By Mike Hays Atty In Fact

State of Tennessee)
County of Davidson)

On this 16th day of July, 2002, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named David J. Shen and Mike Hays for Karin P. Shen Warren, as her attorney-in-fact, the bargainor(s), 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.

Notary Public

My Commission Expires: 3/25/06

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 176,000.00.

Affiant

Sworn and subscribed before me on this the 16th day of July, 2002.

Notary Public

My Commission Expires: 11/26/05

NEW OWNER:
Russell R. Winston
6828 Collinswood Drive
Nashville, TN 37221

RESPONSIBLE FOR TAX PAYMENT:
New South Federal Savings Bank
1900 Crestwood Blvd.
Birmingham, AL 35283-0180

TAX MAP-PARCEL #:
155-8-C-3CO