THIS INSTRUMENT PREPARED BY:
James W. Cameron III
CAMERON WORLEY FORDHAM, P.C.
Suite 1450, 315 Deaderick Street
Nashville, TN 37238

PICK-UP

Davidson County DEEDWARR
Recvd: 07/25/02 15:04 12pg:
Fees:63.00 Taxes:1350.50
20020725-0089491

Address of New Owner:	**Send Tax Bills To:**	**Map-Parcel Numbers:**
AmSouth Bank P.O. Box 11007 Birmingham, AL 35288 Attn: Properties Department	Same	Map - 135 Parcel - 366

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100 ($10.00) dollars and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **MELANIE BURRESS, EXECUTRIX OF THE ESTATE OF MYRTLE T. EZELL, A. EDWARD TURNER, CHERYL LYNN TURNER FEWELL, JACQUELYN MARIE TURNER HARRELL AND MELANIE ANN TURNER BURRESS**, the Grantors herein, have bargained and by these presents do transfer and convey unto **AMSOUTH BANK**, an Alabama banking corporation, the Grantee herein, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being a tract of land in Davidson County, lying in the 27th Councilmatic District of Nashville, Tennessee, as recorded in Deed Book 11582, Page 125, Registers Office Davidson County (RODC). Bounded on the northeast by the Right-of-Way (ROW) of Murfreesboro Pike (ROW varies), bounded on the southeast by the ROW of Harding Place (ROW varies), and bounded on the west by James R. Jones as recorded in Deed Book 10712, Page 251, RODC. Tract being described as follows:

Beginning at a point on the northwestern ROW of said Harding Place, said point being the eastern property line of said James R. Jones property and being the southern most corner of the tract being described; thence with the common line of said James R. Jones property and the tract being described North 07° 27' 58" East 531.70' to a point in the southwestern ROW of said Murfreesboro Pike; thence with the southeastern ROW of Murfreesboro Pike North 46°19' 08" East 23.04' to a point; thence with a curve to the right having a radius of 11,483.16', an arc length of 234.27', a central angle of 01° 10' 08", and a chord bearing and distance of South 52° 25' 13" East 234.25' to a point on the northwestern ROW of said Harding Place; thence leaving the ROW of Murfreesboro Pike, with the northwestern ROW of Harding Place, with a curve to the right having a radius of 60.00', an arc length of 52.47', a central angle of 50° 06' 11", and a chord bearing and distance of South 05° 49' 12" West 50.81' to a point; thence South 30° 52' 17" West 109.53' to a point; thence South 39° 24' 08" West 330.89' to the true and actual point of beginning.

6642-01002-21

Being the part of the property conveyed to The Estate of Myrtle T. Ezell by Special Warranty Deed from Clifton L. Ganus, Jr., Lott R. Tucker, Jr., and Jim Bill McInteer, Co-Executors of the Estate of Houston T. Ezell, deceased, of record in Book 11582, Page 125 Register's Office for Davidson County, Tennessee.

Containing 69,181 square feet or 1.59 acres

Said property is conveyed subject to matters set forth on Exhibit A attached hereto and incorporated herein by this reference (the "Permitted Exceptions").

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, hereditaments, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever.

GRANTORS DO further covenant and bind themselves, their heirs and assigns to warrant specially and forever defend the title to the said land to the said Grantee, its successors and assigns against the lawful claims of all persons claiming by, through, or under Grantors, but no further or otherwise and subject, however, to the Permitted Exceptions.

The spouses of each beneficiary join in this instrument to convey any and all marital or other rights he or she may have in and to the subject property.

WITNESS OUR HANDS THIS 25 day of June, 2002.

Melanie Burress Executrix
Melanie Burress, Executrix of the
Estate of Myrtle T. Ezell

_____
A. Edward Turner

_____
Rowena Turner, spouse of A. Edward Turner

_____
Cheryl Lynn Turner Fewell

_____
Richard G. Fewell, spouse of
Cheryl Lynn Turner Fewell

Being the part of the property conveyed to The Estate of Myrtle T. Ezell by Special Warranty Deed from Clifton L. Ganus, Jr., Lott R. Tucker, Jr., and Jim Bill McInteer, Co-Executors of the Estate of Houston T. Ezell, deceased, of record in Book 11582, Page 125 Register's Office for Davidson County, Tennessee.

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The spouses of each beneficiary join in this instrument to convey any and all marital or other rights he or she may have in and to the subject property.

WITNESS OUR HANDS THIS 27 day of June, 2002.

Melanie Burress, Executrix of the
Estate of Myrtle T. Ezell

A. Edward Turner

Rowena Turner, spouse of A. Edward Turner

Cheryl Lynn Turner Fewell

Richard G. Fewell, spouse of
Cheryl Lynn Turner Fewell

Being the part of the property conveyed to The Estate of Myrtle T. Ezell by Special Warranty Deed from Clifton L. Ganus, Jr., Lott R. Tucker, Jr., and Jim Bill McInteer, Co-Executors of the Estate of Houston T. Ezell, deceased, of record in Book 11582, Page 125 Register's Office for Davidson County, Tennessee.

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The spouses of each beneficiary join in this instrument to convey any and all marital or other rights he or she may have in and to the subject property.

WITNESS OUR HANDS THIS 25th day of June, 2002.

Melanie Burress, Executrix of the
Estate of Myrtle T. Ezell

A. Edward Turner

Rowena Turner, spouse of A. Edward Turner

Cheryl Lynn Turner Fewell

Cheryl Lynn Turner Fewell

Richard G. Fewell, spouse of
Cheryl Lynn Turner Fewell

6642-01002-21

Jacquelyn Marie Turner Harrell

Jacquelyn Marie Turner Harrell

Gary Harrell, spouse of
Jacquelyn Marie Turner Harrell

Melanie Ann Turner Burress

Mark R. Burress, spouse of
Melanie Ann Turner Burress

Jacquelyn Marie Turner Harrell

Gary Harrell, spouse of
Jacquelyn Marie Turner Harrell

Melanie Ann Turner Burress

Mark R. Burress

Mark R. Burress, spouse of
Melanie Ann Turner Burress

STATE OF CALIFORNIA)
COUNTY OF SANTA CLARA)

Personally appeared before me, E. NADERI, a Notary Public of said county, A. Edward Turner, the within bargainor, with whom ~~I am personally acquainted~~, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27 day of JUNE, 2002.

E. Naderi
Notary Public

My Commission Expires: AUG 20, 2005

E. NADERI
Commission # 1314604
Notary Public - California
Santa Clara County
My Comm. Expires Aug 20, 2005

STATE OF CALIFORNIA)
COUNTY OF SANTA CLARA)

Personally appeared before me, E. NADERI, a Notary Public of said county, Rowena Turner, the within bargainor, with whom I ~~am personally acquainted~~, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27 day of JUNE, 2002.

E. Naderi
Notary Public

My Commission Expires: AUG 20, 2005

E. NADERI
Commission # 1314604
Notary Public - California
Santa Clara County
My Comm. Expires Aug 20, 2005

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, Jeffrey W Parsons, a Notary Public of said county, Cheryl Lynn Turner Fewell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of June, 2002.

Notary Public

My Commission Expires JULY 30, 2005

My Commission Expires:_____

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, Jeffrey W Parsons, a Notary Public of said county, Richard G. Fewell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of June, 2002.

Notary Public

My Commission Expires JULY 30, 2005

My Commission Expires:_____

6642-01002-21

STATE OF TEXAS)
COUNTY OF TARRANT)

Personally appeared before me, MARGARET FLOWERS a Notary Public of said county, Jacquelyn Marie Turner Harrell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 9th day of JULY, 2002.

Notary Public

My Commission Expires: 8-6-02

MARGARET FLOWERS
MY COMMISSION EXPIRES
August 6, 2002

STATE OF TEXAS)
COUNTY OF _____)

Personally appeared before me, MELBA V. IBARRA, a Notary Public of said county, Gary Harrell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26 day of June, 2002.

Notary Public

My Commission Expires: 01/07/06

MELBA V. IBARRA
Notary Public, State of Texas
My Comm. Expires Jan. 7, 2006

6642-01002-21

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Jane Caplenor, a Notary Public of said county, Melanie Burress, Executrix of the Estate of Myrtle T. Ezell, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25 day of June, 2002.

Jane Caplenor
Notary Public

My Commission Expires: 11-26-05

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Shawn Martin, a Notary Public of said county, Melanie Ann Turner Burress, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of June, 2002.

MY COMMISSION EXPIRES
SEPTEMBER 24, 2004

Notary Public

My Commission Expires:

SHAWN MARTIN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Jane Caplenor, a Notary Public of said county, Mark R. Burress, the within bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25 day of June, 2002.

Jane Caplenor
Notary Public

My Commission Expires: 11-26-05

6642-01002-21

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer or value of property (whichever is greater) is $365,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Melanie Burress, Executrix

Melanie Burress, Executrix of the Estate of Myrtle T. Ezell

MY COMMISSION EXPIRES
SEPTEMBER 24, 2004

Sworn to and subscribed before me,
this 25th day of June, 2002.

Notary Public

SHAWN MARTIN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

6642-01002-21

EXHIBIT A

PERMITTED EXCEPTIONS

1. Easements granted to the State of Tennessee by instrument of record in Book 8553, page 205, Register's Office for Davidson County, Tennessee.

2. Subject to all matters shown on the Plan of Canter Chase Apartments of record in Book 6250, page 12, said Register's office.

3. Any rights, easements, interests or claims which may exist by reason of or reflected by the following facts shown on the survey prepared by Robert M. Searson, RLS No. 1666, Littlejohn Engineering Associates, Inc., Nashville, TN, dated October 31, 2001, last revised December 12, 2001, as file No. 21055:
   (A) proposed right-of way;
   (B) encroachment of fence across northwest corner of subject property;
   (C) minimum building setback line.

4. 2002 taxes, a lien but not yet due or payable. 2002 taxes prorated at closing.