THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 19224**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $234,000.00. Affiant Subscribed and sworn to before me, this 25th day of JULY, 2002. Notary Public My Commission Expires NOV. 29, 2003

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Mr. and Mrs. Steven B. Smith 119 Haverford Drive Nashville, TN 37205	Bank of America P.O. Box 1504 Latham, NY 12110-8004	MAP 116-13 PAR 32 FB 08DZ 75445

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, FRENCH R. MCKNIGHT, JR., MARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to STEVEN B. SMITH AND WIFE, MARY M. SMITH ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 119 Haverford Drive, Nashville, Tennessee 37205.

Subject property is not the marital residence of the Grantor.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 24th day of JULY, 2002.

FRENCH R. MCKNIGHT, JR.

Davidson County DEEDWARR
Recvd: 07/29/02 10:41 2pgs
Fees:13.00 Taxes:865.80
20020729-0090433

STATE OF New Mexico
COUNTY OF Santa Fe

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, FRENCH R. MCKNIGHT, JR., 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 24th day of JULY, 2002.

My Commission Expires September 13, 2004

Lucille M. Apodaca
Notary Public

OFFICIAL SEAL
LUCILLE M. APODACA
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of West Meade Farms Section 3, as of record in Plat Book 1835, page 4, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to French R. McKnight, Jr., married, by deed from Mario C. Lamar and wife, Joellyn M. Lamar, appearing as Instrument No. 200003210028871, said Register's Office.

This conveyance is made subject to: (1) 2002 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 1835, page 4, said Register's Office.