[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **19th** day of **July, 2002** between **Richland Builders of Tennessee, LLC, ,** GRANTOR, and **Martrice Smith, unmarried ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

LAND in Davidson County, Tennessee being Lot No. 24 in the Bransford Realty Company's Subdivision of Lot Nos. 1,3 and part of No. 2 of the James Hamilton Tract, the plan of which is recorded in Book 332, page 166, of the Register's Office for Davidson County, Tennessee.

Said Lot No. 24 fronts 39 feet on the south side of Heiman Street and runs southwardly between lines 153.1 feet, more or less, to an alley, showing 38 feet to an alley.

Being the same property conveyed to Richland Builders of Tennessee, LLC by Quitclaim Deed from Robert Gregg Poole of record in Instrument Number 20000920-0093591, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 332, page 166, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 1605 Heiman Street, Nashville, Tennessee 37208.

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(s), their heirs and assigns, forever; and we do covenant with said Grantees that we are 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 we do further covenant and bind ourselves, our heirs and representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 s hereunto set grantor's hand(s) and seal this **19th** day of **July, 2002.**

Richland Builders of Tennessee, LLC

Gregg Poole, Owner

Davidson County DEEDWARR
Recvd: 08/14/02 15:20 2pgs
Fees:13.00 Taxes:277.50

20020814-0098625

County of Davidson

State of Tennessee

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Gregg Poole with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her self to be the Owner of the Richland Builders of Tennessee, LLC, and that he/she as such Owner executed the foregoing instrument for the purpose therein contained by signing the name of Richland Builders of Tennessee, LLC by him/her self as Owner. Witness my hand and official seal this 19th day of July, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES 10-20-2003 RUTHERFORD COUNTY, TN

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $75000

Martrice Smith
Affiant

Subscribed and sworn before me this 19th day of July, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES 10-20-2003 RUTHERFORD COUNTY, TN

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Martrice Smith
1605 Heiman Street
Nashville, Tennessee 37208

Send Tax Bills to:
First Franklin Financial Corporation
112 Town Park Drive Suite G150
Kennesaw, GA 30144

Map & Parcel Number:

Map 81-15 Parcel 406