THIS INSTRUMENT PREPARED BY: Muder & Patterson Attorneys-at-Law 2000 Richard Jones Rd., #110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 19203	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $300,000.00 Affiant Subscribed and sworn to before me, this 26th day of August, 2002. Notary Public My Commission Expires:

GEORGE E. MUDER JR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires Nov. 29, 2003

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information:
MR/MRS. GEORGE ALLEN	NEW OWNER	MAP 145-09
5849 Merrimac Court		PARCEL 61
Nashville, Tennessee 37215		

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, WALTON T. CONN AND WIFE, SUE E. CONN, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to GEORGE ALLEN AND WIFE, CATHERINE ALLEN, ("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 5849 Merrimac Court. Nashville, Tennessee 37215.

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.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of August, 2002.

Davidson County DEEDWARR
Recvd: 09/10/02 15:07 2pgs
Fees:13.00 Taxes:1110.00
20020910-0109943

Walton T. Conn
WALTON T. CONN

Sue E. Conn
SUE E. CONN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WALTON T. CONN AND SUE E. CONN, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

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

My Commission Expires

GEORGE E. MUDER JR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

My Commission Expires
September 25, 2004

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 53 on the Plan of Section 7, Tyne Valley Estates, as of record in Plat Book 3700, page 9, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Walton T. Conn and wife, Sue E. Conn by deed from Evelyn M. Stein Smith of record in Book 4421, page 898, 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 3700, page 9, said Register's Office.