BOX 58 B

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
O.E. Mims et ux 149 Blue Ridge Trace Hendersonville, TN 37075	New Owner	Map 159-3 Parcel 42
This instrument prepared by: Hix & Gray, PLC 315 Deaderick Street, Suite 1620 First American Center, Nashville, TN 37238		

Davidson County DEEDWARR
Recvd: 10/01/02 15:33 3pgs
Fees:18.00 Taxes:647.50

20021001-0119296

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVENTY FIVE THOUSAND and NO/100 ($175,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged; the undersigned, **HIGH RIDGE, L.L.C., a Tennessee Limited Liability Company,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto **O.E. MIMS and wife, ANN ROSS MIMS**, hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being a parcel of land in the 33rd Councilmanic District of Davidson County, Tennessee and located on the north margin of Radnor Glen Drive, east of Granny White Pike, and being Parcel 42 (Lot 27) on Map 159-03 as evidenced in Deed Book 9801, page 991, Register's Office for Davidson County, Tennessee (RODCT) and being more particularly described as follows:

BEGINNING at an iron pin located in the north margin of Radnor Glen Drive, said pin being the southwest corner of the property herein described, said iron pin also being the southeast corner of Parcel 41 (Lot 28) as evidenced in Deed Book 9801, page 991 and Plat Book Instrument No. 20010129-0008513, RODCT, thence:

1) leaving the north margin of Radnor Glen Drive, following along the line common with Parcel 41, North 01 degrees 08 minutes 18 seconds East, a distance of 233.19 feet, to an iron pin, said iron pin being the northwest corner of the property herein described and said point being the northeast corner of Parcel 41, said pin also being in the south line Camelot Acres Section Two as evidenced in Plat Book 3700, page 151, thence:

2) leaving the line common with Parcel 41, following along the line common with Camelot Acres Section Two, South 89 degrees 30 minutes 20 seconds East, a distance of 15.30 feet to an iron pin, said iron pin being in the north line of the property herein described and said iron pin being in the south line of Camelot Acres Section Two, thence:

3) continuing along the line common with Camelot Acres Section Two, South 83 degrees 29 minutes 07 seconds East, a distance of 90.25 feet to an iron pin, said iron pin being the northeast corner of the property herein described, said iron pin also being in the south line of Camelot Acres Section Two, said iron pin also being in the west line of Parcel 240 on Map 159-00, a detention area, as evidenced in Instrument 20010109-0002596, RODCT, thence:

4) leaving the line common with Camelot Acres Section Two, following along the line common with Parcel 240 on Map 159-00, South 15 degrees 57 minutes 31 seconds East, a distance of 40.67 feet to an iron pin, said iron pin being in the east line of the property herein described and said iron pin being in the line common with parcel 240 on Map 159-00, thence:

5) continuing with the line common with Parcel 240 on Map 159-00, North 87 degrees 35 minutes 30 seconds East, a distance of 35.00 feet to an iron pin, said iron pin being in the east line of the property herein described and said iron pin being in the line common with Parcel 240 on Map 159-00, thence:

6) continuing with the line common with Parcel 240 on Map 159-00, South 05 degrees 01 minutes 50 seconds East, a distance of 40.85 feet to an iron pin, said iron pin being in the east line of the property herein described and said iron pin being in the line common with parcel 240 on Map 159-00, thence:

7) continuing with the line common with Parcel 240 on Map 159-00, South 44 degrees 30 minutes 06 seconds East, a distance of 157.58 feet to an iron pin in the north margin of Radnor Glen Drive, said iron pin being the southeast corner of the property herein described and said iron pin being the southwest corner of Parcel 240 on Map 159-00, thence:

8) leaving the line common with Parcel 240 on Map 159-00, following along the north margin of Radnor Glen Drive, South 81 degrees 07 minutes 55 seconds West, a distance of 165.13 feet to an iron pin, said iron pin being in the south line of the property herein described and said iron pin being in the north margin of Radnor Glen Drive, thence:

9) continuing along the north margin of Radnor Glen Drive with a curve to the right (said curve having a delta of 10 degrees 39 minutes 36 seconds and said curve having a radius of 575.00 feet and said curve having a chord bearing of South 86 degrees 27 minutes 43 seconds West and a chord length of 106.83 feet), an arc length of 106.98 feet to an iron pin, the BEGINNING, containing 0.925 acres more or less, according to a survey by Jesse E. Walker, RLS, PE dated July 26, 2002.

Being a portion of the property conveyed to High Ridge, L.L.C. from R.E. Arnold et ux, of record in Book 9801, page 991, from Kevin C. Temple et ux, of record in Book 9801, page 995, and from Haywood P. Gwinner, of record in Book 9964, page 817, all of the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown on subdivision Plan of record in Instrument No. 20010129-0008513; to Declaration of Covenants, Conditions and Restrictions for High Ridge Subdivision, Phase One, of record in Book 11741, page 713; to terms and conditions of Articles of Organization of record in Book 9795, page 237; to terms and conditions of Charter for High Ridge Homeowner's Association of record as Instrument No. 199912299394886, as amended in Instrument No. 200001070002658; to a Stormwater Detention Agreement of record as Instrument No. 20010109-0002596, all of the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is unimproved property known as 1133 Radnor Glen Drive, Brentwood, Tennessee 37027.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantees, their heirs and assigns, forever.

The undersigned covenant with the said Grantees that it is lawfully seized and possessed of said real estate; that it has a good right to convey the same; and that it is unencumbered

except by lien of the 2002 property taxes, which taxes are being prorated between the parties hereto, the Grantor paying to the Grantees its proportionate share and the Grantees assuming payment thereof.

The undersigned further covenant and bind itself, its successors and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS ITS HAND, this 12th day of September, 2002.

HIGH RIDGE, L.L.C., a TN Limited Liability Company

By: _____
HOWARD J. WEINER, Manager

STATE OF ILLINOIS)
COUNTY OF COOK)

On the 12th day of September, 2002, before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Howard J. Weiner, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Manager of High Ridge, L.L.C., the within named bargainor, a Limited Liability Company, and that he, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company, by himself as such Manager.

_____
NOTARY PUBLIC

OFFICIAL SEAL
EDNA PAGAN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 11/20/03

My Commission Expires: 11/20/03

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $175,000.00.

_____
AFFIANT

Subscribed and sworn to before me, this 13th day of September, 2002.

_____
NOTARY PUBLIC

My Commission Expires: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 29, 2006