BOX 58-B

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Nathaniel E. Shapiro 207 Dellrose Road Nashville, TN 37214	Same as New Owner	Map 84-14 Parcel 216
This instrument prepared by: Hix & Gray, PLC 315 Deaderick Street, Suite 1620 AmSouth Center, Nashville, TN 37238		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FORTY NINE THOUSAND and NO/100 ($149,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **NANCY V. HAMILTON, now known as NANCY V. BUSH, married,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto **NATHANIEL E. SHAPIRO, unmarried**, hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 76 on the Plan of Donelson Meadows, as of record in Book 1835, page 35, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Nancy V. Hamilton, by deed of record in Book 7860, page 868, Register's Office for Davidson County, Tennessee.
>
> This conveyance is made subject to all matters as shown on subdivision plan of record in Book 1835, page 35, Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.
>
> This is improved property known as 207 Dellrose Road, Nashville, Tennessee 37214.

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

The undersigned covenant with the said Grantee that she is lawfully seized and possessed of said real estate; that she has a good right to convey the same; and that it is unencumbered except for lien of the 2003 property taxes, which taxes are being prorated between the parties hereto, the Grantor paying to the Grantee her proportionate share and the Grantee assuming payment thereof.

The undersigned further covenant and bind herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all persons, whomsoever.

Davidson County DEEDWARR
Recvd: 01/15/03 10:09 2pgs
Fees:13.00 Taxes:551.30
20030116-0006971

I, James Robert Bush, hereby join in this instrument for the purpose of relinquishing and conveying any and all rights, marital or otherwise, in and to said property which I might have as the husband of Nancy V. Hamilton, now known as Nancy V. Bush.

WITNESS OUR HANDS, this the 14th day of January, 2003.

Nancy V. Bush
NANCY V. BUSH

James Robert Bush
JAMES ROBERT BUSH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, Nancy V. Bush and husband, James Robert Bush, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 14th day of January, 2003.

Jane Grazer
Notary Public

JANE GRAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 9/30/2006

My Commission Expires SEPT. 30, 2006

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $149,000.00.

Nathaniel B. Shapiro
AFFIANT

Subscribed and sworn to before me, this 14th of January, 2003.

Jane Grazer
NOTARY PUBLIC

My Commission Expires: 9/30/2006

JANE GRAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 30, 2006