This instrument was prepared by:
Lawyers Title Insurance Corporation
424 Church Street, Suite 950
Nashville, Tennessee 37219

WARRANTY DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
Mary Jane McRae, Arlin L. McRae and Norma Jean McRae 2116 Hobbs Road, Unit K-5 Nashville, TN 37215	NEW OWNER	131-2-A/66

Davidson County DEEDWARR
Recvd: 01/31/03 14:10 2pgs
Fees:13.00 Taxes:321.90
20030131-0013778

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, James B. Mason, IV (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto Mary Jane McRae, Arlin L. McRae and Norma Jean McRae (The "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. K-5, on the plan of Hobbs House Condominium Apartments, according to the Master Deed of record in Book 5289, page 515, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 4595, page 74, as amended in Book 5200, page 54, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to James B. Mason, IV, by Deed of Record in Book 9809, page 257, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2003 and subsequent years, the plan of record in Book 4595, page 74 as amended in Book 5200, page 54, the Master Deed for The Hobbs House Condominium Apartments of record in Book 5289, page 515 as amended in Book 5292, page 958; Book 5293, page 612 and Book 7802, page 299, and the By-Laws appended thereto, of record in Book 5289, page 558 as amended in Book 6822, page 893 and Book 7824, page 974, Register's Office for Davidson County, Tennessee.

The above described real property is not the homestead of the Grantor or his spouse and never has been. It is investment property owned by James B. Mason, IV.

This is improved property commonly known as 2116 Hobbs Road, Unit K-5, Nashville, Tennessee 37215.

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

The actual consideration or value, whichever is greater for this transfer is $87,000.00.

Affiant

Subscribed and sworn to before me this the 31 day of January, 2003.

Notary Public

My Commission Expires: 11-12-2003

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' heirs and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 31st day of January, 2003.

James B. Mason, IV

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James B. Mason, IV, the bargainor, 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 and official seal at Nashville, Tennessee, this 31st day of January, 2003.

Notary Public

My Commission Expires: 11-12-2003