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dpdb

This instrument prepared by:
Dodson, Parker, Dinkins & Behm, P.C.
Suite 400, 306 Gay Street
Nashville, TN 37201
(615) 254-2291

Davidson County DEEDWARR
Recvd: 01/31/03 15:41 2pgs
Fees:13.00 Taxes:832.50
20030131-0013961

SPECIAL WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILL TO:	MAP PARCEL NO.:
Arnold Realty Company, Inc. P. O. Box 97 Brentwood, TN 37027	Same	51-11 67.00

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty Five Thousand and NO/100 ($225,000.00) Dollars, PATELI, INC. has this day bargained and sold and does hereby transfer and convey unto ARNOLD REALTY COMPANY, INC., its successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 2 in the Resubdivision of part of Lots 2, 3 and 4 of the Haysboro Subdvision, which Subdivision is of record in Book 421, page 59, Register's Office of Davidson County, Tennessee, and which Resubdivision is of record in Book 4060, page 39, Register's Office of Davidson County, Tennessee, to which reference is made for a more particular description.

Being part of the same property conveyed to Harlan Dodson III, Trustee, to Pateli, Inc. by Quitclaim Deed of record in Book 8015, page 304, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration or value whichever is greater, for this transfer is $225,000.00.

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

Affiant

Notary Public

My Commission Expires: 9-16-06

This is improved property, known as 1246 Gallatin Road, Madison, Tennessee 37115.

The real property and all improvements thereon are sold "AS IS" without any warranty or representation, except the warranty of title as contained in this special warranty deed.

This conveyance is subject to any and all plans, plats, easements, restrictions and rights of way of record; as well as any and all zoning regulations, building restrictions, and applicable laws and ordinances.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Arnold Realty Company, Inc., its successors, heirs and assigns, forever, Pateli, Inc. covenants that it is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as provided or excepted herein. We further covenant and bind our heirs and representatives to warrant and forever defend the title to said real estate to the said Arnold Realty Company, Inc., its successors, heirs and assigns against the lawful claims of all persons, except as provided or excepted herein.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FORM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION.

WITNESS our hands this the 31st day of January, 2003.

PATELI, INC.

BY: Frances D West

TITLE: Vice - President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for the above jurisdiction, the within named Frances D West, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), who after being first duly sworn, acknowledged that she is the Vice President of Pateli, Inc., the within named bargainor, and that in such capacity, she, being authorized so to do, executed the foregoing Warranty Deed for the purposes therein contained, on behalf of the said Pateli, Inc..

Witness my hand and seal, this the 31st day of January, 2003

NOTARY PUBLIC

My Commission Expires: 9-16-06