THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** Return to: **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 20129**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $313,500.00. Nicholas L Paul Affiant Subscribed and sworn to before me, this 28th day of FEBRUARY, 2003. WILLIAM T. CHAPMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Notary Public My Commission Expires: My Commission Expires SEPT. 30, 2006

WARRANTY DEED

Address New Owner: Mr. and Mrs. Nicholas L. Paul 5309 Camelot Court Brentwood, TN 37027	**Send Tax Bills To:** AmSouth Bank P.O. Box 57046 Irvine, CA 92619-7046	**Tax Information:** MAP 145-14 PAR 18.00 FB 07D 40666

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, A. LAWRENCE FITZPATRICK, MARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to NICHOLAS L. PAUL AND WIFE, PAMELA D. PAUL ("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 5309 Camelot Court, Brentwood, Tennessee 37027.

ELIZABETH FITZPATRICK, the spouse of A. LAWRENCE FITZPATRICK, joins in this conveyance solely to convey any marital interest she may have in subject property by virtue of her marriage to the said A. LAWRENCE FITZPATRICK.

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.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 28th day of FEBRUARY, 2003.

A. Lawrence Fitzpatrick
By: Eddy A. Brown Attorney-in-Fact

A. LAWRENCE FITZPATRICK, BY: EDDY A. BROWN, ATTORNEY-IN-FACT PURSUANT TO A POWER OF ATTORNEY BEING PLACED OF RECORD IMMEDIATELY PRIOR HERETO
Instrument # 20030305 0029296

Elizabeth Fitzpatrick
By: Eddy A. Brown Attorney-in-Fact

ELIZABETH FITZPATRICK, BY: EDDY A. BROWN, ATTORNEY-IN-FACT PURSUANT TO A POWER OF ATTORNEY BEING PLACED OF RECORD IMMEDIATELY PRIOR HERETO
Instrument # 20030305 0029296

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EDDY A. BROWN, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained, and who further acknowledged that HE is the Attorney-in-Fact for the said A. LAWRENCE FITZPATRICK AND ELIZABETH FITZPATRICK and is authorized by the said A. LAWRENCE FITZPATRICK AND ELIZABETH FITZPATRICK to execute this instrument on THEIR behalf.

Witness my hand, at Office, this 28th day of FEBRUARY, 2003.

WILLIAM T. CHAPMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires:

Notary Public

My Commission Expires SEPT. 30, 2006

Davidson County DEEDWARR
Recvd: 03/05/03 14:39 2pgs
Fees:13.00 Taxes:1159.95

20030305-0029297

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Camelot Acres Section 1, as of record in Plat Book 3700, page 98, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to A. Lawrence Fitzpatrick by deed from Cynthia G. Waller and Bogue M. Waller, Jr. appearing as Instrument No. 20000306-0022518, said Register's Office.

This conveyance is made subject to: (1) 2003 Taxes, which have been prorated and assumed by the Grantee; (2) Easements of record in Book 7868, page 848; and (3) All matters appearing on the Plan of record in Plat Book 3700, page 98, said Register's Office.