This Instrument Prepared By:

Douglas S. Hale, Attorney
HALE AND HALE, PLC
312 First Tennessee Bank Building
Franklin, Tennessee 37064

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
Alvin K. Smith, II and wife, Noel K. Smith 4316 Esteswood Drive Nashville, Tennessee 37215	SAME	Map 130 Group 8 Parcel 16

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $435,000.00.

AFFIANT

Sworn to and subscribed before me this 4 day of August, 2003.

NOTARY PUBLIC

My Commission Expires:

DOUGLAS S. HALE NOTARY PUBLIC COMMISSION EXP. Notary Public At Large 02-08-2006 WILLIAMSON COUNTY, TN

Davidson County DEEDWARR
Recvd: 08/14/03 08:09 2pgs
Fees:13.00 Taxes:1609.50
20030814-0116741

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named **GRANTEES**, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **ELLEN PITTS MAYO, a married person,** hereinafter called the **"GRANTOR"**, has bargained and sold and by these presents does transfer and convey unto **ALVIN K. SMITH, II and wife, NOEL K. SMITH,** hereinafter called the **"GRANTEES"**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Esteswood Estates, of record in Book 1835, page 101, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 125 feet on the easterly side of Esteswood Lane and extends back between parallel lines 275 feet to a dead line in the rear.

Being the same property conveyed to John Patric Mayo and wife, Ellen Pitts Mayo by deed from Stephen W. Ward and wife, Helen S. Ward, of record in Book 10055, page 436, Register's Office for Davidson County, Tennessee. The said John Patric Mayo having since quitclaimed all his right, title and interest in and to the subject property to Ellen Pitts Mayo by Quitclaim Deed of record in Instrument No. 20030219-0022032, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever;

AND GRANTOR does covenant with the said GRANTEES that she 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 follows:

1. Davidson County taxes for the year 2003 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTOR paying her prorata part thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable. Map 130, Group 8, Parcel 16.

2. All matters on the Plan of Esteswood Estates, of record in Book 1835, page 101, Register's Office for Davidson County, Tennessee.

3. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4278, page 189, Register's Office for Davidson County, Tennessee.

4. Restrictive covenants contained in instrument of record in Book 1850, page 17, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

JOHN PATRIC MAYO, HUSBAND OF ELLEN PITTS MAYO, HEREBY JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY AND ALL RIGHT, TITLE AND INTEREST HE MAY HAVE IN THE SUBJECT PROPERTY BY REASON OF HIS MARTIAL STATUS, OR OTHERWISE.

This improved property is known as 4316 Esteswood Drive, Nashville, Tennessee 37215.

WITNESS our hands this 4 day of August, 2003 in Franklin, Tennessee.

Ellen Pitts Mayo

John Patric Mayo

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, Ellen Pitts Mayo and husband, John Patric Mayo, the within named bargainors with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand this 4th day of August, 2003, in Franklin, Tennessee.

Notary Public

My Commission Expires:

DOUGLAS S. HALE
COMMISSION EXP.
Notary Public At Large
02-05-2006
WILLIAMSON COUNTY, TN