THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***195,000.00.

Affiant

Subscribed and sworn to before me this 30th day of September, 2003

Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE EXP. 10/25/2003

ADDRESS OF NEW OWNER

Rowland Stebbins
2121 Westwood Avenue
Nashville, Tennessee 37212

SEND TAX BILLS TO

SunTrust Mortgage, Inc.
P.O. Box 305110
Nashville, TN 37230-5110

MAP & PARCEL NOS.

MAP 104-15-0
PARCEL 399.00

Davidson County DEEDWARR
Recvd: 10/03/03 13:39 2pgs
Fees:13.00 Taxes:721.50

20031003-0146517

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED NINETY FIVE THOUSAND AND 00/100 DOLLARS ($***195,000.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, I, JANE S. MACLEAN, unmarried, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto ROWLAND STEBBINS, unmarried, (hereinafter called the "GRANTEE"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the westerly one-half of Lot No. 56 on the Plan of Belair of record in Book 332, page 6, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 56 fronts 50.0 feet on the southerly margin of Westwood Avenue and extends back between parallel lines 185.0 feet to an alley.

BEING the same property conveyed to Jane S. MacLean by deed from Nancy Russell of record as Instrument No. 20010817-0089187 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 2121 Westwood Avenue, Nashville, Tennessee 37212

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

GRANTOR COVENANTS with the said GRANTEE 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. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of Belair of record in Book 332, page 6, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds herself, her heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 26th day of September, 2003.

JANE S. MACLEAN

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 JANE S. MACLEAN, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of September, 2003.

Notary Public

My Commission Expires: 10/12/05

MITCHELL A. WATTS
Notary Public
Sumner County, Tennessee