Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
John Lee 413 Prestwick Court Nashville, TN 37205	Same	David W. McMackin 104 East Park Dr., Ste. 104 Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLLIAMSON
The actual consideration or value, whichever is greater for this transfer is $482,500.00

Affiant
Subscribed and sworn to before me on this September 3, 2004.

Notary Public

My Commission Expires:_____

Map & Parcel No.
104-14-H-55-CO

Davidson County DEEDWARR
Recvd: 09/09/04 12:02 3pgs
Fees:18.00 Taxes:1785.25

20040909-0109127

DELLANA LASHELLE LOWHORN
NOTARY PUBLIC AT LARGE
RUTHERFORD CO. TENN.

MY COMMISSION EXPIRES:
AUGUST 25, 2005

SPECIAL WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Evans M. Clements, Jr., Executor of The Estate of Jane C. McMackin (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto John Lee (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of Revised Whitworth, Phase 3, Section 2, as of record in Plat Book 7900, page 969, corrected in Book 10270, page 34, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jane C. McMackin by Warranty Deed dated October 10, 2003, from Kenneth D. Dever, unmarried, of record as Instrument No. 20031015-0152887, Register's Office, Davidson County, Tennessee. The said Jane C. McMackin is now deceased.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 413 Prestwick Court, Nashville, TN 37205.

This conveyance is subject to the following matters:

1. Declaration of Covenants, Conditions and Restrictions of Prestwick of record in Book 9567, page 259, Register's Office for Davidson County, Tennessee.

2. Declaration of Covenants, Conditions and Restrictions for SWMA of record in Book 9567, page 185, Register's Office for Davidson County, Tennessee.

3. Declaration of Covenants, Conditions and Restrictions for Prestwick Section C of record in Book 9567, page 216, Register's Office for Davidson County, Tennessee.

4. Declaration of Covenants, Conditions and Restrictions for The Fairways at Richland of record in Book 9567, page 301, Register's Office for Davidson County, Tennessee.

5. Amendment to Charter of Incorporation of Whitworth Phase III Homeowner's Association of record in Book 10428, page 795, Register's Office for Davidson County, Tennessee.

6. Easement for sewer of record in Book 3467, page 204, Register's Office for Davidson County, Tennessee.

7. Deed of Easement of record in Book 9567, page 691, Register's Office for Davidson County, Tennessee.

8. Easement agreement of record in Book 9778, page 16, Register's Office for Davidson County, Tennessee.

9. Designation of Agreement of Declarant of record in Book 9582, page 868, Register's Office for Davidson County, Tennessee.

10. Rights of others in and to Common areas/elements.

11. Subject to liens for special assessments as provided in Homeowner's Association documents.

12. Current year Davidson County real estate taxes.

13. Plan of record in Book 7900, page 969, as corrected in Book 10270, page 34, said Register's Office.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his heirs and assigns forever. 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 provided above.

GRANTOR further covenants and binds itself, to warrant and forever defend the title to said real estate to the said Grantee, his heirs and assigns, against the lawful claims of all persons through or under Grantor, but not otherwise.

WITNESS my hand on this September 3, 2004.

The Estate of Jane C. McMackin

Evans M. Clements, Jr., Executor

STATE OF FLORIDA
COUNTY OF Palm Beach

Before me, the undersigned, of the State and County aforesaid, personally appeared, Evans M. Clements, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged himself to be the Executor of The Estate of Jane C. McMackin, the within named bargainor and that he as such Executor, executed the foregoing instrument for the purposes therein contained, by signing the name of The Estate of Jane C. McMackin by himself as such Executor.

Witness my hand and official seal at Delray Beach, Florida, this the 3rd day of September, 2004.

Notary Public

My Commission Expires:

Ralph G. Boalt, II.
MY COMMISSION # DD023188 EXPIRES
July 20, 2005
BONDED THRU TROY FAIN INSURANCE, INC.

Ralph G. Boalt, II.
MY COMMISSION # DD023188 EXPIRES
July 20, 2005
BONDED THRU TROY FAIN INSURANCE, INC.