PREPARED BY AND RETURN TO:

HARRIS TITLE & ESCROW, LLC
40 Burton Hills Boulevard
Suite 150
Nashville, Tennessee 37215
T: (615) 665-9766
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admin@harristitle.com

Davidson County DEEDWARR
Recvd: 07/01/05 10:13 2 pgs
Fees:13.00 Taxes:2072.00
20050701-0075946

File #056029

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Clark Elam Harwell 225 Lauderdale Road Nashville, TN 37205	Synovus Mortgage Corp. P O Box 2868 Columbus, GA 31902-2868

TAX MAP-PARCEL NUMBERS: Map 103-12, Parcel 77

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $10 (TEN DOLLARS), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Elizabeth E. Perryman formerly known as Elizabeth E. Fitchpatrick**, a married person, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Clark Elam Harwell**, a married person, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 14 of Block "I" on the plan of Cherokee Park, Second Section, of record in Plat Book 547, pages 175 and 176, Register's Office for Davidson County, Tennessee. Said Lot No. 14 fronts 60 feet on the westerly side of Lauderdale Road and runs back between lines, 120.76 feet on the northerly line and 121.11 feet on the southerly line, to a dead line in the rear on which it measures 60 feet.

Being the same property conveyed to Timothy S. Fitchpatrick and wife, Elizabeth E. Fitchpatrick by deed from Lucile Mason of record in Book 6855, page 537, Register's Office for Davidson County, Tennessee. The said Timothy S. Fitchpatrick having since conveyed his interest in the subject property to Elizabeth E. Fitchpatrick by Quitclaim Deed of record in Book 7143, page 593, said Register's Office.

This conveyance is made subject to the following:

1. Taxes for the year 2005, which have been prorated between the parties.
2. Subject to all matters shown on the Plan of Block "I" of Cherokee Park, Second Section of record in Plat Book 547, Pages 175 and 176, Register's Office of Davidson County, Tennessee.
3. Charter for Cherokee Park Neighborhood Association of record in Instrument No. 200005310054011, Register's Office of Davidson County, Tennessee.

Billy Keith Perryman, husband of Elizabeth E. Perryman formerly known as Elizabeth E. Fitchpatrick, joins in the execution of this instrument for the purposes of conveying his marital interests, if any, in subject property.

This is improved property known as: 225 Lauderdale Road, Nashville, TN 37205

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

GRANTOR COVENANTS with Grantee, her heirs, and assigns, that Grantor is lawfully seized of said land in fee simple, has a good right to convey it, and that the same is unencumbered except as indicated in this document.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend title to said land to said Grantee and Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 30th day of June 2005.

Elizabeth E. Perryman formerly known as Elizabeth E. Fitchpatrick

Billy Keith Perryman by Elizabeth E. Perryman, attorney-in-fact

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared, Elizabeth E. Perryman formerly known as Elizabeth E. Fitchpatrick and Billy Keith Perryman, by Elizabeth E. Perryman, attorney-in-fact, With whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 30th day of June 2005.

Notary Public

My commission expires: 5/23/09

JAMES T. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 23, 2009

AFFIDAVIT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $560,000.00.

Affiant

Sworn and subscribed before me this 30th day of June 2005.

Notary Public

My commission expires: 5/23/09

JAMES T. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 23, 2009