BOOK 8927 PAGE 728

Doc 12 cm

FROM: JOHN P. BRADY & WIFE, EMILIE BRADY

TO: JOHN MICHAEL SEIGENTHALER & WIFE, KERRY LYNN BROCK

THIS INSTRUMENT PREPARED BY:
WALLER LANSDEN DORTCH & DAVIS
511 UNION ST., SUITE 2100
NASHVILLE, TENNESSEE 37219-1760

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
John Michael Seigenthaler &	NationsBanc Mtg. Corp.	Map 116-8-A
wife, Kerry Lynn Brock	P.O.Box 353	Parcel 40
40 Concord Park East	Louisville, Ky.40201-0353	
Nashville, Tn. 37205		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $395,000.00.

Affiant

Subscribed and sworn to before me, this the 27th day of April, 1993.

Notary Public

My Comm. Expires: 1/25/97

1:3400 IDENTIFICATION REFERENCE! APR 27 1:58 PM '93 JACK Z. WILSON II REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

GENERAL WARRANTY DEED

FEE 04/27 0101 CHECK 1474.50

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 are hereby acknowledged, We, John P. Brady and wife, Emilie Brady, hereinafter called "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto John Michael Seigenthaler and wife, Kerry Lynn Brock, hereinafter called "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on Exhibit A.

This is improved property known as 40 Concord Park East, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTORS do further covenant and bind themselves, their heirs, successors, assigns, and representatives, 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 27th day of April, 1993.

John P. Brady

Emilie Brady

Emilie Brady

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 John P. Brady and wife, Emilie Brady, the bargainors, 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 within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 27th day of April, 1993.

Carol K. Reeves

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 1/25/97

cm406
4/26/93

EXHIBIT A

Land in Davidson County, Tennessee, being a certain building site identified as Lot No. 40, as shown on the Plan of Sugartree, Phase No. 1, as of record in Book 4675, page 141, as amended, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to John P. Brady and wife, Emilie Brady by deed from Bryant Winfield Culbertson Dunn and wife, Betty Jane Pritchard Dunn of record in Book 8117, page 845, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following exceptions:

1. 1993 Metropolitan Government taxes.

2. Easements affecting the common area of record in Book 3400, page 63, Book 4005, page 367, and Book 7061, page 100, said Register's Office.

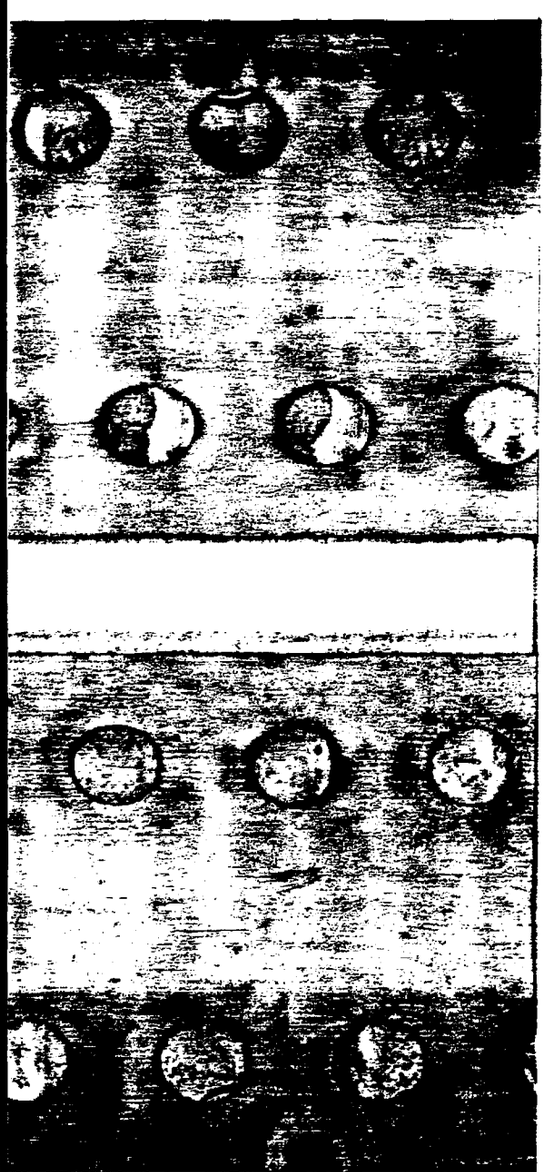
3. Rights, privileges and duties respecting water rights and a permanent easement for water main, contained in the deed of D. E. Kenner et ux, to Clarence Bernstein etal, of record in Book 613, page 713, said Register's Office and in the deed of Clarence Bernstein etal, Trustees to Standard Club, of record in Book 660, page 34, said Register's Office, as further identified and described by instrument of Woodmont Country Club to D. E. Kenner, of record in Book 1001, page 50, said Register's Office.

4. The premises herein insured is a building site restricted by all requirements, conditions, easements, assessments, liens, uses, building restrictions, limitations, re-purchase and lease options, burdens and other undertakings, including rights and interests of other site owners and condominium owners, and also including but not limited to the right of the developer to designate certain exclusive agents who shall have the sole right to serve as sale agents for the sale and re-sale of sites and residences; and also including the requirement that all owners of building sties and condominium units within Sugartree Phase No. 1, be members of Sugartree Homeowners Association, Inc., and subject to assessment for the payment of cost incident to the maintenance of the common areas and administration of the Association, and providing for a lien securing the payment thereof, contained in an instrument executed by Sugartree Properties, Inc., of record in Book 4857, page 157, as amended in Book 4911, page 356, Book 4996, page 126, Book 5003, page 688, Book 5087, page 220, Book 5152, page 401, Book 5514, page 138, and Book 5691, page 61, said Register's Office.

5. All matters as shown on the Plan of record in Book 4675, pages 141- and 142, said Register's Office, as amended in Book 4869, page 686, Book 5121, page 89, Book 5169, page 426, Book 5191, page 412, Book 5222, page 468, and Book 5238, page 93, said Register's Office.

6. Rights of others in and to the common areas.

7. Title to that portion of the premises embraced within the bounds of Concord Park East.



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8927 PAGE 731

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 395000.00
CON TX 1461.50
PRFEE 1.00
WDEED 12.00
TOTAL 1474.50
CHECK 1474.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/27/93 01 15:59 0001 9721

I: 3 4 0 0

IDENTIFICATION REFERENCE

APR 27 3 58 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 644422