Box 66

This Instrument Prepared By:

Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

BOOK 9435 PAGE 396

ADDRESS NEW OWNER:
Teresa E. Pickering
5780 Stonebrooke Drive
Brentwood, TN 37027

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Third National Bank in Nashville
201 4th Ave. N.
Nashville, Tennessee 37219

MAP AND PARCEL:
MAP 160-14
GROUP D
PARCEL 41

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Russell Buchi Lott, unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Teresa E. Pickering, unmarried, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Unit No. 5780 in Brentwood Trace Condominiums, Section Two, a Horizontal Property Regime, located on Fox Ridge Drive and Stonebrooke Drive, Brentwood, Davidson County, Tennessee, as shown on the Plat of Brentwood Trace Condominiums, Section Two, recorded in Book 5200, pages 376 and 377, Register's Office, Davidson County, Tennessee, and described in Master Deed recorded in Book 5818, page 915, Register's Office for Davidson County, Tennessee, to which reference is here made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Brentwood Trace Condominiums, Section Two, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5818, page 915, Register's Office, Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. Also, incorporated herein is Amendment to By-Laws in Book 5868, page 70, Register's Office for said County.

Being the same property conveyed to Russell Buchi Lott by deed from Haury & Smith Contractors, Inc., of record in book 6020, page 628, Register's Office, Davidson County, Tennessee.

This is improved property known as 5780 Stonebrooke Drive, Brentwood, TN 37027.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1994 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Teresa E. Pickering, her heirs and assigns, forever; and I, Russell Buchi Lott, do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 5th day of August, 1994.

7372 08/12 0101 03CHECK 243.95

Russell Buchi Lott

Russell Buchi Lott

STATE OF Tennessee)
COUNTY OF Williamson)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Russell Buchi Lott, unmarried, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 5th day of August, 1994.

NOTARY PUBLIC

My Commission Expires: November 20, 1996

STATE OF Tennessee)
COUNTY OF Williamson)

The actual value or consideration, whichever is greater, for this transfer is $ 63,500.00.

AFFIANT

Subscribed and sworn to before me this 5th day of August, 1994.

NOTARY PUBLIC

My Commission Expires: November 20, 1996

80705
IDENTIF. ↑ REFERENCE

94 AUG 12 AM 9:28

FELIA[illegible] REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

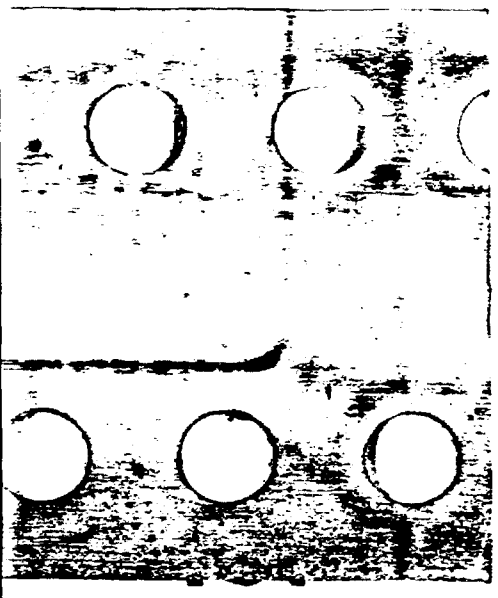
RECEIVED OF _____

FOR _____

BOOK 9435 PAGE 398

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 63500.00
CON TX 234.95
PRFEE 1.00
WDEED 8.00
TOTAL 243.95
CHECK 243.95

08/12/94 01 09:28 0001 7372

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80705
IDENTIF. ↑ REFERENCE

94 AUG 12 AM 9:28
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 823840