First Title & Escrow Co., Inc.
#13559
Box #9B

This Instrument Prepared By:

Bottorff & Kavin
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

BOOK 9886 PG 22

ADDRESS NEW OWNER:
Donald R. Barnett
4404 Charleston Place Cr.
Nashville, Tennessee 37215

SEND TAX BILL:
To Owner

MORTGAGEE:
First American National Bank
First American Center
Nashville, TN 37237

MAP AND PARCEL:
MAP 130-8
GROUP B
PARCEL 6.00CO

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, we, Cheryl C. Yates, (now Cheryl Y. Dillon), unmarried, as to a 99% undivided interest, and Daniel C. Paulus, unmarried, as to a 1% undivided interest, as tenants in common, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Donald R. Barnett and wife Julie H. Barnett, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 12, Lot No. 2 on the Plan of Condominium Site Plan, Charleston Place, Lot Nos. 1 & 2, of record in Book 5200, page 593, said Register's Office.

Being the same property conveyed to Cheryl C. Yates (now Cheryl Y. Dillon) as to a 99% undivided interest, and Daniel C. Paulus, as to a 1% undivided interest, as tenants in common, by deed from Paula J. D'Amore, a single person, of record in Book 9731, page 825, Register's Office for Davidson County, Tennessee.

This is improved property known as 4404 Charleston Place Cr., Nashville, TN 37215.

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 1996 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 Donald R. Barnett and wife Julie H. Barnett, their heirs and assigns, forever; and we, Cheryl C. Yates (now Cheryl Y. Dillon) and Daniel C. Paulus, do covenant with the said Grantees that we 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, their 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 our hands this the 6th day of December, 1995.

Cheryl Y. Dillon

Cheryl Y. Dillon

Daniel C. Paulus

Daniel C. Paulus

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Cheryl Y. Dillon and Daniel C. Paulus, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 6th day of December, 1995.

Rebecca J. Barker

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: May 24, 1997

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 290,000.00.

Karen Ford Hankin

AFFIANT

Subscribed and sworn to before me this 6th day of December, 1995.

Beth T. Brock

NOTARY PUBLIC

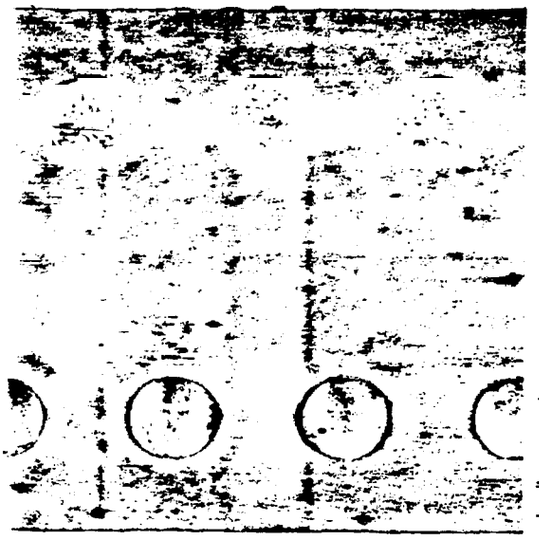
My Commission Expires: ~~May 24, 1997~~ 6/10/97

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

013260
IDENTIF. & REFERENCE

95 DEC 12 AM 10:42
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

7418 12/12 0101 03CHECK 1082.00



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

RECEIVED OF _____

FOR _____

BOOK 9886 PG 24

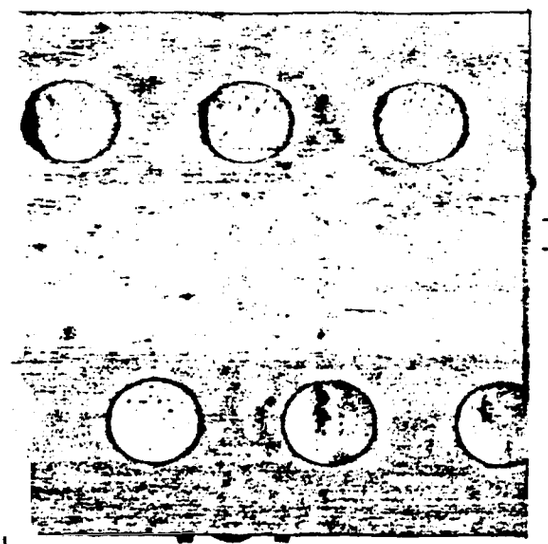
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 290000.00
CON TX 1073.00
PRFEE 1.00
WDEED 8.00
TOTAL 1082.00
CHECK 1082.00

12/12/95 01 10:41 0001 7418

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0131260
IDENTIF. ↑ REFERENCE

95 DEC 12 AM 10: [illegible]
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 985887