Box 2

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 10207 PG 85

W & I Ref: (jc) Title No: 38221
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Paul C. Jermain 7801 Steeplechase Lane Nashville, TN 37221	SunTrust Bank, Nashville, N.A. P.O. Box 305110 Nashville, TN 37230-5110

TAX MAP-PARCEL NUMBERS: 127-00-205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of 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 **Bob L. Giusti and spouse, Laura R. Dimmler,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Paul C. Jermain, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:
To Wit:

Land in Davidson County, Tennessee, being Lot No. 13 on the plan of Saddle Ridge, Section Two, of record in Book 5200, Page 366 & 367, Register's Office for said County.

Said Lot No. 13, which is a corner lot, fronts 206.00 feet on the southeasterly margin of Steeplechase Lane and fronts 120.76 feet on the northeasterly margin of Saddle Ridge, said frontages being joined by a curve having a length of 36.26 feet, and extends back 369.52 feet on the northeasterly line and 427.90 feet on the southerly line to a point of intersection.

Being the same property conveyed to Bob L. Giusti and spouse, Laura R. Dimmler by deed from Leroy H. Woodley and spouse, Nancy Woodley of record in Book 9504, Page 503, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to restrictive covenants of record in Book 5686, Page 550, Book 5660, Page 823, said Register's Office, and to the matters set forth in the referenced Plan of record.

This instrument is executed on behalf of Bob L. Giusti and Laura R. Dimmler by Julie Casassa as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 7801 Steeplechase Lane, Nashville, TN 37221

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

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

WITNESS THE EXECUTION HEREOF this 25th day of September, 1996.

Bob L. Giusti

Bob L. Giusti, By: Julie Casassa, Atty-In-Fact

Laura R. Dimmler

Laura R. Dimmler, By: Julie Casassa, Atty-In-Fact

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 178000.00

Affiant

Sworn and subscribed before me on the 25th day of September, 1996.

Notary Public

My Commission Expires: Sept. 18, 1998

SUSAN B. NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires Sept. 18, 1998

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 **Julie Casassa**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Bob L. Giusti and Laura R. Dimmler**,as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 25th day of September, 1996.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires 9/18/99

EXHIBIT "A"
To
WARRANTY DEED

FROM: Bob L. Giusti and Laura R. Dimmler

TO: Paul C. Jermain

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Julie Casassa, Affiant

Sworn to and subscribed before me this

25th day of September, 1996.

Notary Public

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 9/18/99

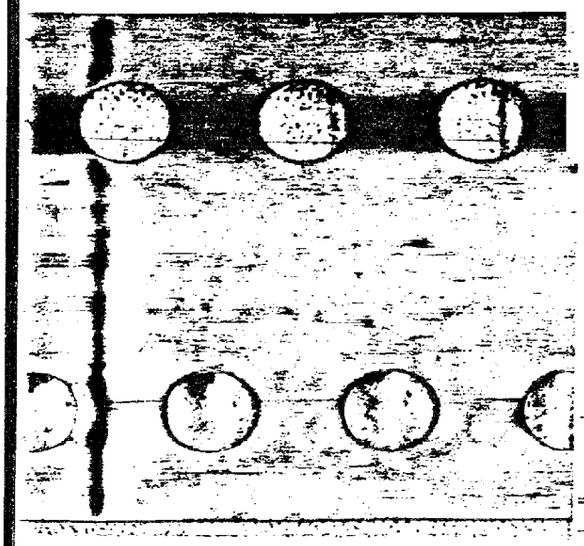
4213 09/30 0101 03CHECK 60.00

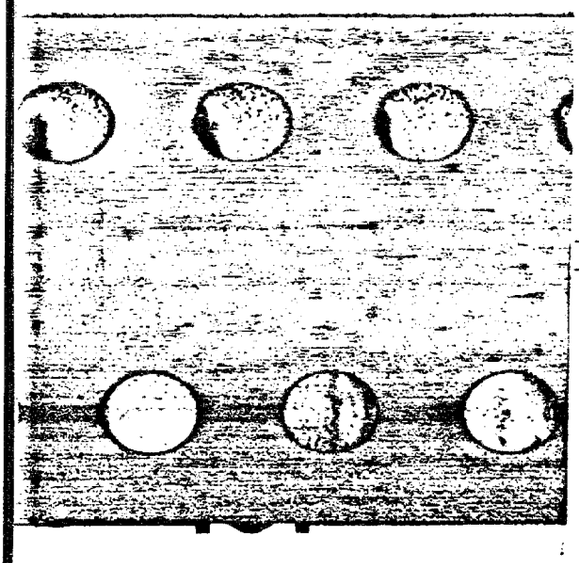
96 SEP 30 AM 10:49

DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

0230653





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

RECEIVED OF _____

FOR _____

BOOK 10207 PG 88

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 178000.00
				CON TX 658.60
				PRFEE 1.00
				WDEED 1.00
				~~TOTAL 660.60~~
				~~CHECK 660.60~~
09/30/96	01			10:53 0001 4213
				VOID
				WDEED 1.00-
				WDEED 12.00
				~~TOTAL 11.00~~
				~~CHECK 11.00~~
09/30/96	01			10:53 0001 4214
4214 09/30 0101 03				CHECK 11.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

$ 671.60

0230653
IDENTIF. ↑ REFERENCE

96 SEP 30 AM 10:49

REGISTER
DAVIDSON COUNTY, TN.

No. 1036607