FILE BOX 45

WARRANTY DEED

FILE 10239 PG 200

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF October 19 96

Notary Public

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bradley James Ungurait (NAME)	First American National Bank (NAME)	MAP 74-8
7018 Bonnamere Drive (ADDRESS)	First American Center (ADDRESS)	PARCEL 26
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (CITY) (STATE) (ZIP)	4D-33742

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Jeff R. Robertson AND WIFE, Melinda Robertson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bradley James Ungurait and wife, Lori Ann Ungurait

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:

BEING Lot No. 815, on the plan of Hermitage Hills, Section 7, of record in Book 3300, Page 62, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Jeff R. Robertson by deed from Kimberly M. Robertson, of record in Book 8703, Page 5, Register's Office for said County. See also record in Book 6806, Page 654, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 3399, Page 446 and amended by Book 3404, Page 165, Register's Office for said County.

This is unimproved ( ) improved (X) property, known as 7018 Bonnamere Drive, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we 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 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 my hand S this 25th day of October 19 96

Jeff R. Robertson

Jeff R. Robertson

Melinda Robertson

MELINDA ROBERTSON

BOOK 10239 PG 201

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 Jeff R. Robertson

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that the/ executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of October, 19 96.

Commission expires May 24, 1997

Notary Public

PATRICIA NICHOLS NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

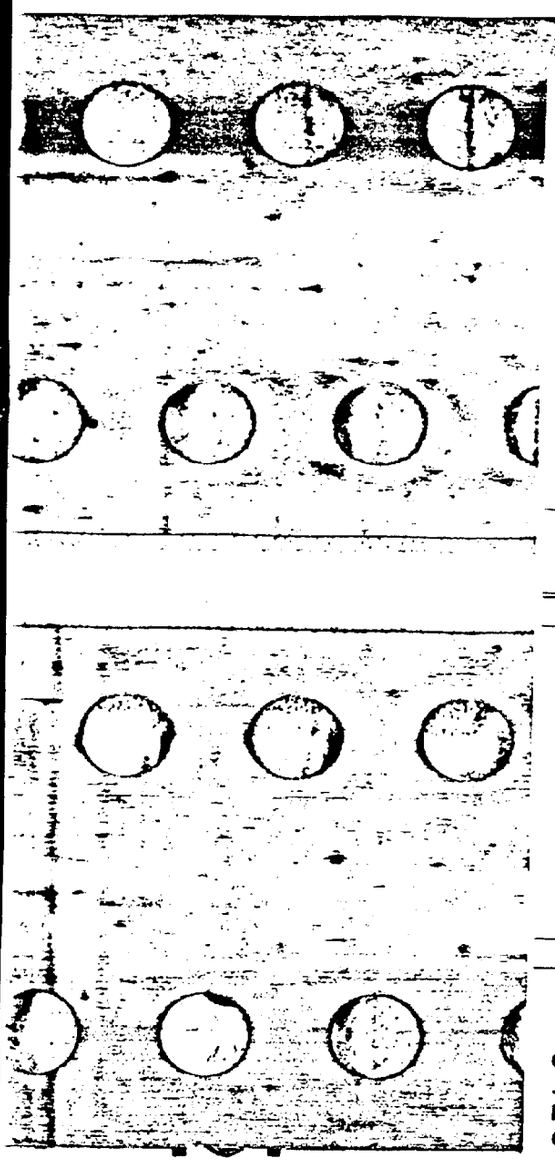
0240740

IDENTIFICATION REFERENCE

96 OCT 28 PM 2:28

DAVIDSON COUNTY, TN

RECEIVED 1999 10/23 2:01 23CHECK 341.63



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

RECEIVED OF _____

FOR _____

BOOK 10239 PG 202

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
				CONT 39900.00
				CON TX 332.33
				PRFEE 1.00
				WDEED 8.00
				[illegible] 341.33
				CHECK 332.33-
		10/28/96	01	09:29 0001 [illegible]
				TOTAL 0.30
				CHECK 0.30
		10/28/96	01	14:30 0001 5000

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0240740
IDENTIF. # REFERENCE

96 OCT 28 PM 2:28
[illegible] REGISTER
DAVIDSON COUNTY, TN.

$ 341.63

5000 10/28 0101 03CHECK 0.30

No 1081960

No [redacted]