This Instrument Prepared By:
Heritage Title & Escrow Co., Inc.
302 Public Square
Franklin, TN 37064

Map & Parcel 160-14B-97

BOOK 10327 PG 624

Send Tax Statements To: Brock D. Short
2930 Sidco Dr.
Nashville, Tn 37204

Name/Address New Owner: Same

Name of Mortgagee:

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, THOMAS A. FREEMAN, JR., a married person, has bargained and sold and by these presents do transfer and convey unto BROCK D. SHORT, his heirs and assigns forever, the following described property, to wit:

A certain condominium apartment in Davidson County, Tennessee, described as follows to-wit:

Unit No. 5801 in Brentwood Trace Condominums, a Horizontal Property Regime, located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee as shown on the plat of Brentwood Trace Condominiums, recorded in Book 5200, page 219, as revised in Book 5200, page 261, said Register's Office, and described in a Master Deed recorded in Book 5524, page 415, amended in Book 5545, page 510, said Register's Office, to which reference is here made. The easements, restrictive convenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Brentwood Trace Condominiums, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5524, page 415, Book 5524, page 424, amendment to By-Laws in Book 5537, page 988, and Book 5868, page 70, said Register's Office, are incorporated in this deed by reference and made a part hereto the same as though copied herein.

Being the same property conveyed to Thomas A. Freeman, Jr., by deed from Julie McDole a/k/a Julie Brown and husband, Charles W. Brown of record in Book 6790, page 273, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantee, his heirs and assigns forever.

AND I DO COVENANT with the said Grantee, his heirs and assigns, that I am lawfully seized and possessed of said property, that I have a good and lawful right to sell and convey same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

1. 1997 Davidson County property taxes are a lien but not yet due and payable. These taxes have been prorated between the parties as of date of this instrument, with Grantees assuming responsibility for payment of the same.

2. All matters as shown on the Plan of Brentwood Trace Condominiums of record in Plat Book 5200, page 219, revised in Plat Book 5200, page 261, Register's Office of Davidson County, Tennessee.

3. This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws and Charter for the administration thereof; and is subject to easements

rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including, without limitations, all conditions, covenants, restrictions and options, burdens, assessments and other undertakings contained in the Master Deed of record in Book 5524, page 415, Book 5545, page 510, By-Laws of record in Book 5524, page 424, amendments to By-Laws in Book 5537, page 988, Book 5868, page 70, Register's Office of Davidson County, Tennessee.

AND I DO FURTHER COVENANT and bind myself, my heirs and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsover.

DEBORAH JEAN FREEMAN, wife of THOMAS A. FREEMAN, JR. joins in the execution of this instrument to convey all her right, title and interest she may have in subject property by virtue of her marriage to THOMAS A. FREEMAN, JR.

IN TESTIMONY WHEREOF, we have hereunto set our signatures, this the 15th day of January, 1997.

Thomas A. Freeman, Jr.
THOMAS A. FREEMAN, JR.

Deborah J. Freeman
DEBORAH JEAN FREEMAN
Deborah Jean Freeman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named THOMAS A. FREEMAN, JR. and wife, DEBORAH JEAN FREEMAN, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, on this 15th day of January, 1997.

Carol L. McArthur
Notary Public

My Commission Expires:
July 12, 2000

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I certify that the actual consideration or value, whichever is greater, for this transfer is the sum of $74,000.00.

Brock D. Shott
Affiant

Sworn to and subscribed before me on this the 15th day of January, 1997.

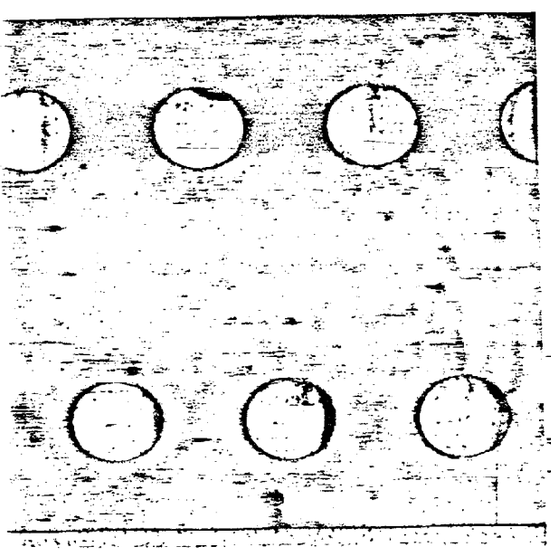
Carol L. McArthur
Notary Public

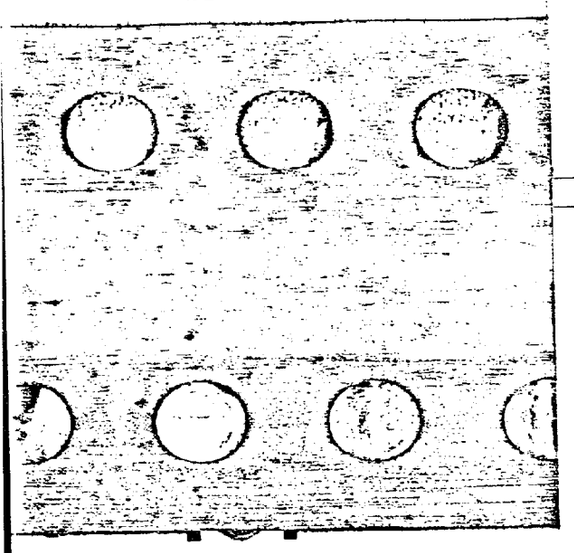
My Commission Expires:
July 12, 2000

0266452
IDENTIF. REFERENCE

97 JAN 23 PM 2:23
DAVIDSON COUNTY, TN.

7280 01/23 01:01 03CHECK 282.80





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

RECEIVED OF _____

FOR _____

BOOK 10327 PG 626

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 74000.00
				CON TX 273.80
				PRFEE 1.00
				WDEED 8.00
				TOTAL 282.80
				CHECK 282.80
01/23/97	01	14:26	0001	7280

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0266452
IDENTIF. & REFERENCE

97 JAN 23 PM 2:23
REGISTER
DAVIDSON COUNTY, TN.

No. 1109760