WARRANTY DEED

BOOK 10459 PG 764

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 195,933.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF May 19 97

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MATTHEW J. SHERMAN (NAME)	UNION PLANTERS NATIONAL BANK (NAME)	127-0-279
8051 HIGHWAY 70 SOUTH (ADDRESS)	P. O. BOX 3137 (ADDRESS)	09D-82923
NASHVILLE, TN 37221 (CITY) (STATE) (ZIP)	MEMPHIS, TN 38173-0137 (CITY) (STATE) (ZIP)	

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, JEFFREY R. HODGES AND WIFE, LYNN B. HODGES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MATTHEW J. SHERMAN* AND AYLIN M. OZGENER, AN UNMARRIED PERSON, **AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP**

*** AN UNMARRIED PERSON**

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 Lot No. 2, on the Plan of SECOND REVISION TO THE FINAL PLAT OF ANNA REBECCA ESTATES, of record in Book 9700, page 273, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to JEFFREY R. HODGES, by Quitclaim Deed from Lynn B. Hodges, of record in Book 9937, page 794, Register's Office for DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

LYNN B. HODGES, wife of JEFFREY R. HODGES, joins in to convey any interest she may have by reason of her marital status in subject property.

SOURCE OF DESCRIPTION: Survey dated May 6, 1997, made by:
JOHN B. KOHL, III, License No. 100
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue, South
Nashville, TN 37203

unimproved ( )
This is improved (X) property, known as 8051 HIGHWAY 70 SOUTH, NASHVILLE, TN 37221
(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 our hand s this 15th day of May 19 97

JEFFREY R. HODGES

Lynn B. Hodges

LYNN B. HODGES

BOOK 10459 PG 765

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 JEFFREY R. HODGES AND WIFE, LYNN B. HODGES

the bargainor S 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 official seal at NASHVILLE, Tennessee, this 15th day of May 19 97

Commission expires July 26, 1997

I. DYKE TATUM 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

0306615

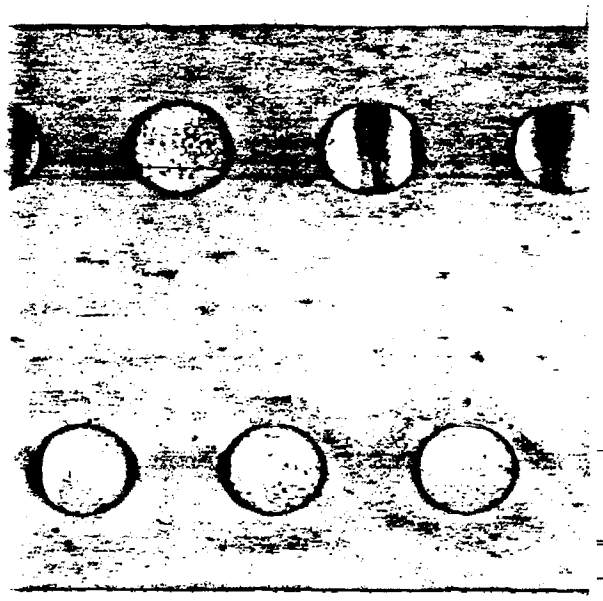
IDENTIF. & REFERENCE

97 MAY 20 PM 1:34

REGISTER
DAVIDSON COUNTY, TN.

2906 05/20 0101 CHECK 723.9

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

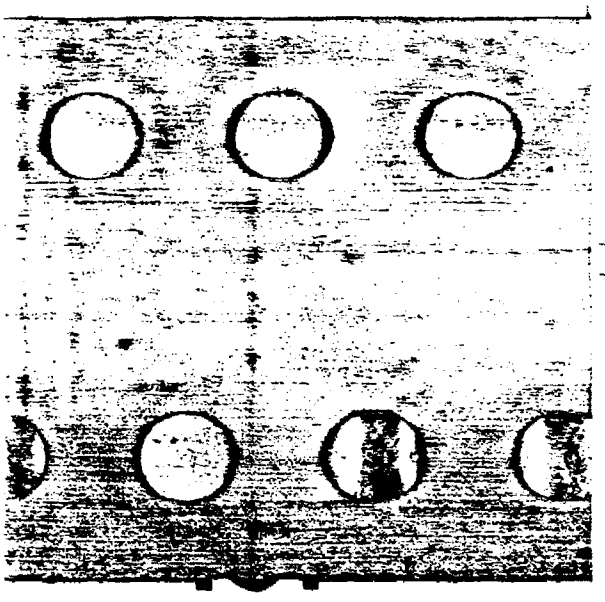
RECEIVED OF _____

FOR _____

BOOK 10459 PG 766

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 195933.00

CON TX	724.96
PRFEE	1.00
WDEED	8.00
TOTAL	733.96
CHECK	733.96

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03066615

IDENTIF. & REFERENCE

97 MAY 20 PM 1:34

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1152909