File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

BOOK 10517 PG 789

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

#14616

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
THOMAS J. KILLIAN (NAME)	FIRST AMERICAN NATIONAL BANK (NAME)	117-9
3609 Sycamore Lane (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	118
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37237 (CITY) (STATE) (ZIP)	7DA36425

FOR AND IN 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, CHARLES BEATTIE AND WIFE, MELISSA C. BEATTIE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS J. KILLIAN AND WIFE, SALLY J. KILLIAN

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

ALL THAT TRACT OR PARCEL OF LAND DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Being the same property conveyed to Charles Beattie and wife, Melissa C. Beattie by deed from Barry P. Oxford and wife, Mary C. Oxford of record in Book 9444, page 713, said Register's Office.

This conveyance is made subject to: (1) 1997 Taxes, which have been prorated and assumed by the Grantees; (2) Easements of record in Book 9439, page 79; (3) Codes Letter of record in Book 9401, page 436; and (4) All matters appearing on the Plan of record in Plat Book 5200, page 157, said Register's Office.

97 JUL -3 PM 1:14
FELIX Z. MISSONELLI REGISTER
DAVIDSON COUNTY, TN.

0322932
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (XX) property, known as 3609 Sycamore Lane, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 27th day of June, 19 97

Charles Beattie
CHARLES BEATTIE

Melissa C. Beattie
MELISSA C. BEATTIE

STATE OF TENNESSEE

Book 10517 Pg 790

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the

CHARLES BEATTIE AND WIFE, MELISSA C. BEATTIE

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 27th day of June 19 97.

My commission expires 9/23/2000 Notary Public

STATE OF _____

COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 655,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June 19 97.

MY COMMISSION EXPIRES: 9/23/2000 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

CHARLES BEATTIE AND WIFE,
MELISSA C. BEATTIE

TO

THOMAS J. KILLIAN AND WIFE,
SALLY J. KILLIAN

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Section II Blackberry Hollow, as of record in Plat Book 5200, page 157, Register's Office for said County, to which plan reference is made for a more complete description.

Together with a driveway easement, perpetual and running with the land, between Lot No. 4 and Lot No. 5, Section 2, Blackberry Hollow, approximately 10 feet wide and 80 feet long on the southeastern line of said Lot No. 4 and being on said Lot No. 5 along the northwestern line of said Lot.

Together with a nonexclusive perpetual easement for a driveway for ingress and egress for noncommercial purposes, over, upon and across the following described tract of land:

All that tract or parcel of land lying in the 7th Civil District, Nashville, Davidson County, Tennessee, as more particularly described on plat of survey prepared by Robert Lyle Sylar, dated April 17, 1979, entitled "Final Plat Section II Blackberry Hollow", recorded in Book 5200, page 157, Register's Office for Davidson County, Tennessee, as more particularly described as follows:

Beginning from the northeast corner of the intersection of Valley Brook Place and Hilldale Drive, running North 83 degrees 57 minutes 46.4 seconds West, a distance of 217 feet, more or less, to a monument, running thence North 06 degrees 08 minutes 13.6 seconds East, a distance of 362.96 feet, more or less, to a monument, the True Point of Beginning, thence from the True Point of Beginning thus established, South 84 degrees, 19 minutes 08.7 seconds East, a distance of 250.0 feet, more or less, to a point being the northeast intersection of the Easement Property with Hilldale Drive; thence South 07 degrees 45 minutes 45.4 seconds West, a distance of 25.0 feet, more or less, along the eastern right of way of Hilldale Drive to the southeastern intersection of the Easement Property with Hilldale Drive to a point; thence North 84 degrees 19 minutes 08.7 sections West, a distance of 391.25 feet, more or less, to a point; thence North 6 degrees 08 minutes 13.6 seconds East, a distance of 25.0 feet, more or less, to a point; thence South 84 degrees 19 minutes 08.7 seconds East, a distance of 141.45 feet, more or less, to the True Point of Beginning.

EXHIBIT "A"

0773 07/03 0101 03CHECK 2439.5

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 10517 PG 792

RECEIVED OF _____

FOR _____

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
655000.00
CON TX 2423.50
PRFEE 1.00
WDEED 12.00
TOTAL 2436.50
CHECK 2436.50

07/03/97 01 13:45 0001 07

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0322932

IDENTIFICATION REFERENCE

97 JUL -3 PM 1:44

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1170544