STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 385,000.00

Affiant

SUBSCRIBED AND SWORN ~~TO BEFORE ME~~ THIS THE 30th DAY OF December 19 97

Notary Public

MY COMMISSION EXPIRES: 3-27-99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey R. Hanna (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	130-12-20.00
4427 Alcott Drive (ADDRESS)	201 4th Avenue North (ADDRESS)	FH-05020
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Nashville, TN 37219 (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, Douglas C. Mathews and wife, Deborah L. Mathews

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey R. Hanna and wife, Matraca M. Berg

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, TN, BEING Lot No. 23 on the Plan of Hycrest Acres, III, of record in Plat Book 2331, page 75, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Douglas C. Mathews and wife, Deborah L. Mathews, by deed from Alfred T. Rogers and wife, Martha S. Rogers, of record in Book 8305, Page 948, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1997 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 2331, page 75; Agreement for dedication of easement of record in Book 6180, page 927; all of record in the Register's Office for Davidson County, Tennessee.

0388226 IDENTIF. ↑ REFERENCE

98 JAN -8 AM 10:49 REGISTER DAVIDSON CO. TN.

unimproved ( )
This is improved (X) property, known as 4427 Alcott Drive, Nashville, TN 37215
(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 30th day of December 19 97

Douglas C. Mathews

Douglas C. Mathews

Deborah L. Mathews

Deborah L. Mathews

BOOK 10751 PG 380

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 Douglas C. Mathews and wife, Deborah L. Mathews

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 Brentwood, Tennessee, this 30th day of December 1997.

Commission expires 3-27-99

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

My Commission Expires March 27, 1999

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

WARRANTY DEED

FROM

Douglas C. Mathews and wife,
Deborah L. Mathews

TO

Jeffrey R. Hanna and wife,
Matraca M. Berg

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

9965 01/08 0101 03CHECK 1433.50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10751 PG 381

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
385000.00
CON TX 1424.50
PRFEE 1.00
WDEED 8.00
TOTAL 1433.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1433.50

01/08/98 01 10:50 0001 9965

0388226
IDENTIF. ↑ REFERENCE

98 JAN -8 AM 10:49

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

No. 1240633