BOX 28

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

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 10777 PG 320

#15193

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MELISSA Y. ADAMS (NAME)	FIRST AMERICAN NATIONAL BANK (NAME)	104-9H
3626 West End Avenue #205 (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	11C0
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, tn 37237 (CITY) (STATE) (ZIP)	26W-09986

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, MICHAEL E. HAYNES, MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MELISSA Y. ADAMS, UNMARRIED

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:

Land in Davidson County, Tennessee, being Unit No. 205, together with the appurtenant interest in the common elements of Richland House Condominiums, a horizontal property regime established by Master Deed and By-Laws, of record in Book 7380, page 470, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Being the same property conveyed to Michael E. Haynes, unmarried by deed from AT&C Corp., a Tennessee corporation of record in Book 7448, page 1, said Register's Office.

This conveyance is made subject to: (1) 1998 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 7380, page 470; and (3) Charter of record in Book 7409, page 646, said Register's Office.

Julia Haynes, spouse of Michael E. Haynes, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Michael E. Haynes.

98 FEB -2 PM 1:36
REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
013959 37

unimproved ( )
This is improved (XX) property, known as 3626 West End Avenue #205, Nashville, Tennessee 37205

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 30th day of January, 1998.

Michael E. Haynes by Ann Hutton
MICHAEL E. HAYNES
BY: ANN HUTTON, ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED
SIMULTANEOUSLY HEREWITH

Julia Haynes by Ann Hutton
JULIA HAYNES
BY: ANN HUTTON, ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED
SIMULTANEOUSLY HEREWITH

STATE OF TENNESSEE
COUNTY OF _____

BOOK 10777 PG 321

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.

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

My commission expires _____ 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

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANN HUTTON, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said MICHAEL E. HAYNES AND WIFE, JULIA HAYNES and is authorized by the said MICHAEL E. HAYNES AND WIFE, JULIA HAYNES to execute this instrument on their behalf.

Witness my hand, at Office, this 30th day of January, 1998.

_____
NOTARY PUBLIC

My Commission Expires: 7/23/2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 117,000.00

Melissa Y. Adams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January 1998

MY COMMISSION EXPIRES: 11/20/98 (AFFIX SEAL)

Jo Lynn Smith
Notary Public

WARRANTY DEED

FROM MICHAEL E. HAYNES

TO MELISSA Y. ADAMS, UNMARRIED

B302 02/02 0101 03CHECK 441-90

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

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

RECEIVED OF _____

FOR _____ BOOK 10777 PG 322

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
117000.00
CON TX 432.90
PRFEE 1.00
WDEED 8.00
TOTAL 441.90
CHECK 441.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/02/98 01 13:36 0001 8302

0395937
IDENTIFICATION REFERENCE

98 FEB -2 PM 1:36

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1248871