WARRANTY DEED

BOOK 10852 PG 651

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Road #110
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
THE CLAIRE WILLIAMS TRUST	SunTrust Bank	Map 143-2-B
(NAME)	(NAME)	
37 Music Sq. West Ste 104-A	P O Box 305110 7th Floor	Parcel 08
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN 37203	Nashville TN 37230-5110	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, MARIA A. RANDOLPH MUEDAS, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE CLAIRE WILLIAMS TRUST

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. 8 on the Plan of Treetops at Harpeth Trace Revised, as of record in Plat Book 6250, page 455, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Maria A. Randolph, a single person by deed from Sandy Jo Westmoreland Bowles and Doug G. Westmoreland of record in Book 9169, page 864, said Register's Office. The said Maria A. Randolph having since married.

This conveyance is made subject to: (1) 1998 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 6287, page 417; and (4) All matters appearing on the Plan of record in Plat Book 6250, page 455, said Register's Office.

Cesar Muedas, spouse of Maria A. Randolph Muedas, joins in the execution of this instrument for the purpose of conveying any interest he may have in the subject property by virtue of his marriage to the said Maria A. Randolph Muedas.

98 MAR 25 PM 12:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0416350
IDENTIF. & REFERENCE

unimproved ( )
This is improved (XX) property, known as 714 Harpeth Trace Drive, Nashville, Tennessee 37221

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 24th day of March, 19 98

Maria A Randolph Muedas
MARIA A. RANDOLPH MUEDAS

CESAR MUEDAS

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 10852 PG 652

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARIA A. RANDOLPH MUEDAS AND CESARE MUEDAS

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 24th day of March, 19 98.

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 $ 147,000.00

CLAIRE WILLIAMS TRUST
Affiant Co-TRUSTEE

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 19 98.

MY COMMISSION EXPIRES: (AFFIX SEAL) Notary Public

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 9/1 2000

WARRANTY DEED

FROM MARIA A. RANDOLPH MUEDAS

TO THE CLAIRE WILLIAMS TRUST

0294 03/25 0101 02CHECK

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 10852 PG 653

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 147000.00
CON TX 543.90
PRFEE 1.00
WDEED 8.00
TOTAL 552.90
CHECK 552.90

03/25/98 01 12:26 0001 029

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0416350
IDENTIF. & REFERENCE

98 MAR 25 PM 12:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1270592