Box 58-B

This Instrument Prepared By:

Marshall L. Hix, Esquire
HIX GRAY & NAVE, PLLC
1620 First American Center
Nashville, Tennessee 37238-1620

BOOK 10872 PG 754

Address New Owner	Send Tax Bills To:	Map & Parcel Nos.:
SunTrust Bank, Nashville, N.A., Trustee P. O. Box 305110 Nashville, TN 37230-5110	**Ms. Anne C. Parsons 4727 Post Road Nashville, TN 37205**	**Map and Parcel No. 116-02-0**

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **ANNE C. PARSONS** and husband, **DOUGLAS J. PARSONS** (herein referred to as "Grantors") have this day bargained and sold and, by these presents, do hereby transfer and convey unto **SUNTRUST BANK, NASHVILLE, N. A., TRUSTEE UNDER AGREEMENT H. HILL FOR THE BENEFIT OF ANNE CALDWELL 1** (herein referred to as "Grantee"), its successors and assigns, forever, a thirty-six percent (36%) undivided interest as a tenant in common in the following described tract or parcel of land located in Davidson County, Tennessee, to-wit:

BEING a parcel of land located on the southerly margin of Post Road in the 8th Civil District described as follows:

BEGINNING at a point on the easterly margin of Post Road being the northwest corner of Lot #1 of Caldwell Acres Subdivision and running in a northeasterly direction with the margin of Post Road 553.24 feet to a point at the beginning of a curve at the intersection of Post Road and Wilsonia Avenue, thence with said curve in an easterly direction 109.66 feet to a point in the southerly margin of Wilsonia Avenue, thence following the southerly margin of Wilsonia Avenue in an easterly direction 208.3 feet to a point, thence south 38° 49′ west a distance of 205.2 feet to a point, thence south 30° 51′ west a distance of 148.7 feet to a point, thence south 40° 44′ west a distance of 301.5 feet to a concrete monument, said monument being at the northeast corner of Lot #1 of Caldwell Acres Subdivision, thence north 51° 56′ west a distance of 462 feet to the point of beginning.

BEING the same property conveyed to Anne C. Parsons by Quitclaim Deed from Third National Bank in Nashville, Trustee under the Trust created by H. G. Hill, deceased, and known as Trust T-96, TUA H. Hill/A. Caldwell, No. 1, dated December 13, 1991, and recorded December 16, 1991, in Book

8509, page 241, Register's Office for Davidson County, Tennessee.

This is improved property located at 4727 Post Road, Nashville, Tennessee 37205.

Douglas J. Parsons joins in this conveyance to transfer and convey to Grantee his interest in the property, marital or otherwise.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, its successors and assigns, in fee simple, forever.

Grantors covenant with the Grantee that they are lawfully seized and possessed of said property, that they have a good and lawful right to sell and convey the same, and that the property is free from any lien or encumbrance whatsoever, except for applicable subdivision plans, zoning and building regulations, all visible easements, restrictions and limitations of record, and 1998 real estate taxes.

Grantors further covenant with the Grantee and binds themselves, their heirs and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, its successors and assigns, against the lawful claims and demands of all persons whomsoever.

WITNESS this the 3 day of April, 1998.

GRANTORS:

Anne C. Parsons

Douglas J. Parsons

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $535,074.68.

AFFIANT

Subscribed and sworn to before me, this 3rd day of April, 1998.

NOTARY PUBLIC

My Commission Expires:

November 25, 2000

MARSHALL L. HIX · NOTARY PUBLIC AT LARGE · STATE OF TENNESSEE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for the state and county aforesaid, Anne C. Parsons and Douglas J. Parsons whom I am personally acquainted (or proved to me based upon satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 3rd day of April, 1998.

NOTARY PUBLIC

My Commission Expires:

November 25, 2000

MARSHALL L. HIX · NOTARY PUBLIC AT LARGE · STATE OF TENNESSEE

5899 04/03 0101 03CHECK 1992.78

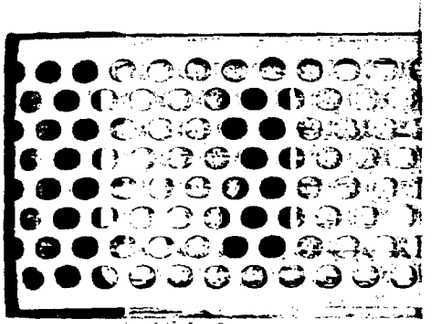
PICK-UP

98 APR -3 PM 4:05

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

04216 86



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

RECEIVED OF _____

FOR _____

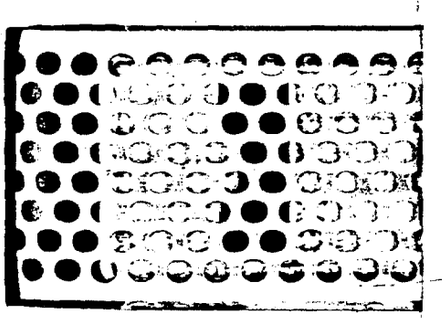
BOOK 10872 PG 757

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
535074.68
CON TX 1979.78
PRFEE 1.00
MRFEE 12.00
TOTAL 1992.78
CHECK 1992.78
04/03/98 01 16:07 0001 5899

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0421686
IDENTIF. ← REFERENCE

98 APR -3 PM 4:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1276147