[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.]
[Eckhardt Realty Corp.,Trustee	[New Owner	[Map 120-9]
[2201 Murfreesboro Pk. D-2012	[	[Parcel 85]
[Nashville, TN 37217	[	[ ]

[This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 98-06-7001]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Marie A. Moseley, unmarried (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto, Eckhardt Realty Corporation, Trustee for the Marie Moseley Land Trust (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, being Lot No. 5A49 on the Plan of Glengarry Park, Section "Five-A", as shown on plat of record in Plat Book 3300, page 58 in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Marie A. Moseley, unmarried by Warranty Deed from Joseph Earl McKenzie, Jr., unmarried of record in Book 10419, page 349, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1998 and subsequent years, easements and restrictive covenants of record and Deed of Trust for the benefit of Sebring Capital Corporation and recorded in Book 10419 at page 356, Register's Office for Davidson County, Tennessee, and Deed of Trust for the benefit of Joseph Earl McKenzie, Jr. and recorded in Book 10419 at page 352, Register's Office for Davidson County, Tennessee, which indebtednesses the Grantee hereby agrees to assume and pay.

This is improved property commonly known as 505 Dunalie Drive, Nashville, Tennessee 37210.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $115,000.00.

Affiant

[Subscribed and sworn to before me this
[1st day of July, 1998.

Notary Public

[My Commission Expires: 3-6-99

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 1st day of July, 1998.

Marie A. Moseley
Marie A. Moseley

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 Marie A. Moseley, the bargainor, with whom I am personally acquainted or proved to me to be the person whose name is subscribed to the within Warranty Deed and acknowledges that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 1st day of July, 1998.

NOTARY PUBLIC

My Commission Expires: 3-6-99

B676 07/01 0101 03CHECK 436.50

IDENTIF. & REFERENCE
0457894

98 JUL -1 PM 4:21

DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 11002 PAGE 576

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 115000.00
				CON TX 425.50
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 436.50
				CHECK 436.50
07/01/98	01			16:21 0001 8676

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0457894
IDENTIFICATION REFERENCE
98 JUL -1 PM 4:2
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1314453