BOOK 11062 PAGE 593 183

PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE is made and entered into this **10th** day of **August, 1998** between THE ALICE W. JEW FOUNDATION, GRANTOR, and DENISE C. ALLIS, TRUSTEE, WITH FULL POWER TO BARGAIN, SELL, CONVEY, LEASE, MORTGAGE OR OTHERWISE ENCUMBER WITHOUT THE NECESSITY OF JOINDER BY ANY BENEFICIARY, GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, THE ALICE W. JEW FOUNDATION, hereinafter referred to as GRANTOR, does hereby bargain, sell, transfer and convey unto DENISE C. ALLIS, TRUSTEE, WITH FULL POWER TO BARGAIN, SELL, CONVEY, LEASE, MORTGAGE OR OTHERWISE ENCUMBER WITHOUT THE NECESSITY OF JOINDER BY ANY BENEFICIARY, hereinafter referred to as GRANTEE, his/her successors, heirs and assigns, certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTOR in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 2802 BRUNSWICK DRIVE, NASHVILLE, TN 37207.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, his/her heirs, successors and assigns forever. The GRANTOR covenants and agrees with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth in Exhibit "B".

GRANTOR further covenants and binds themselves, its successors, heirs and assigns, to warrant and forever defend the title to said GRANTEE, his/her successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS the hand and seal of GRANTOR on the day and year first above written.

THE ALICE W. JEW FOUNDATION

BY: _____
JACK K. BYRD Signature of Seller

98 AUG 12 AM 10:20

REGISTER
DAVIDSON COUNTY, TN.

0473967

CORPORATE
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, JACK K. BYRD with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/or herself to be MANAGING TRUSTEE of THE ALICE W. JEW FOUNDATION, the within named bargainor, a _____ corporation, and that he/she as such MANAGING TRUSTEE, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as MANAGING TRUSTEE.

Witness my hand, at office, in MADISON, DAVIDSON County, this **10th**, day of **August, 1998.**

Ella W. Woodall
Notary Public

My Commission Expires: 9-18-99

ELLA W. WOODALL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Name and Address of Property Owner:

DENISE C. ALLIS, TRUSTEE, WITH FULL POWER and
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

Property Address:

2802 BRUNSWICK DRIVE
NASHVILLE, TN 37207

Person Responsible for Taxes:

SAME

MADISON

Map & Parcel #: MAP 60-16, PARCEL 73

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$15,500.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Denise C. Allis Trustee
Affiant

Sworn to and subscribed before me, a Notary Public, this **10th** day of **August, 1998.**

Ella W. Woodall
Notary Public

My Commission Expires: 9-18-99

ELLA W. WOODALL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Capitol View Subdivision, of record in Plat Book 974, pages 52 and 53, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

BEING the same property conveyed to ALICE W. JEW, by Warranty Deed from L-W INVESTMENT PROPERTIES, INC., of record in Book 7586, page 12, Register's Office for DAVIDSON County, Tennessee. The said Alice W. Jew having since died, and by her Last Will and Testament filed in the Probate Court for Davidson County, Tennessee, Docket No. 94P-989, to Will Book 192, page 311, the property was devised and bequeathed to the Alice W. Jew Foundation, the Grantor herein.

EXHIBIT 'B'

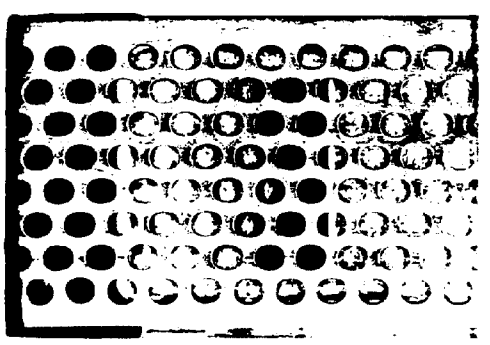
1. All REAL PROPERTY taxes for the year 1998 and subsequent years not yet due and payable (MAP 60-16, PARCEL 73, 1997 REAL PROPERTY TAXES ARE PAID IN THE AMOUNT OF 400.67).

2. All matters as set forth on the Plan of record in Plat Book 974, pages 52 and 53, said Register's Office, including any and all setback lines, easements, notes, restrictions, etc., as may be shown thereon.

[illegible] 98/12 0101 03CHECK 72.35

[redacted]

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



RECEIVED OF _____

FOR _____

BOOK 11062 PAGE 596

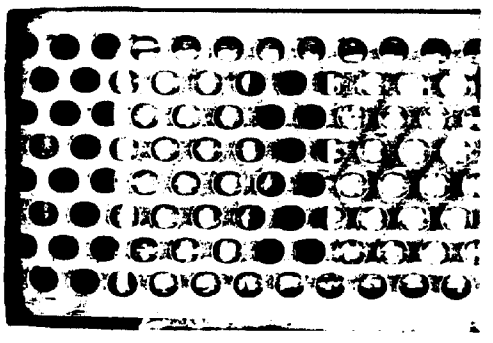
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

DAMT	15500.00
CON TX	57.35
PRFEE	1.00
WDEED	12.00
SFEE	2.00
TOTAL	72.35
CHECK	72.35

08/12/98 01 10:20 0001 5898

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



04 73967
IDENTIF. A REFERENCE
98 AUG 12 AM 10:20
[illegible]

No. [illegible]