THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***245,000.00.

Billy C. Robison
Affiant

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

Subscribed and sworn to before me this 10th day of August, 1998.

Notary Public

My Commission Expires: _____

ADDRESS OF NEW OWNER	**SEND TAX BILLS TO**	**MAP & PARCEL NOS.**
BILLY C. ROBISON PATRICIA R. ROBISON 126 Hampton Place Nashville, Tennessee 37215	SUNTRUST BANK NASHVILLE, N.A. P.O. Box 305110 Nashville, Tennessee 37230	MAP 117-7C PARCEL 126

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TWO HUNDRED FORTY FIVE THOUSAND AND 00/100 ($***245,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees the receipt of which is hereby acknowledged, I, GENE M. SELLERS, Trustee, with full power and authority to sell and convey without joinder of any beneficiary, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto BILLY C. ROBISON and wife, PATRICIA R. ROBISON, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

This is improved property known as 126 Hampton Place, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever.

GRANTOR COVENANTS with the said GRANTEE that he as Trustee, but not individually or otherwise, is lawfully seized and possessed of said land in fee simple, has full power and lawful authority to sell and convey the same and that the property is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the Plan of Hampton Place Townhomes of record in Book 5200, page 421, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS to the GRANTEES, their heirs and assigns, that he will forever warrant and defend the same against the lawful claims of all persons claiming the same from, through or under him but not further or otherwise.

IN WITNESS WHEREOF I have hereunto set my hand on this the 7th day of August, 1998.

GENE M. SELLERS, TRUSTEE

Gene M. Sellers

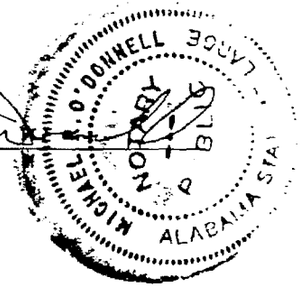
STATE OF ALABAMA)
COUNTY OF JEFFERSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GENE M. SELLERS, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he as Trustee, but not further or otherwise, executed the within instrument for the purposes therein contained by signing as Trustee.

Witness my hand and official seal this 7th day of August, 1998.

Notary Public

My Commission Expires: 10/16/98



04 74233
RECEIVED FOR REFERENCE
98 AUG 12 PM 2:30

Exhibit "A"

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 126 of Hampton Place Townhomes as shown on the Plan of record in Book 5200, Page 421, said Register's Office, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Gene M. Sellers, as trustee of the Mark B. Holdbrooks Irrevocable Trust by Quitclaim deed from Mark Bradley Holdbrooks of record in Book 9593, Page 512, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 421, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 5891, Page 897, Book 5801, Page 937, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

6190 08/12 0101 03CHECK 921.50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11063 PAGE 546

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 245000.00
CON TX 906.50
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 921.50
CHECK 921.50

08/12/98 01 14:31 0001 6190

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0474233
IDENTIFICATION REFERENCE
98 AUG 12 PM 2:30
REGISTER
DAVIDSON COUNTY, TN.

No. 1331738