BOX 44

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $102,000.00. A. Carole Ezell **Affiant** Subscribed and sworn to before me, this 17th day of August, 1998. Notary Public My Commission Expires: 11/25/99

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
A. Carole Ezell	SunTrust Mortgage, Inc.	
5025 Hillsboro Road, #2-F	P. O. Box 100100	131-01-0-D 012.00CO
Nashville, TN 37215	Atlanta, GA 30348	7DA 76211

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **MEREDITH A. EZELL, UNMARRIED,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **A. CAROLE EZELL,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being a part of the Georgetown Condominiums, of record in Book 5200, page 4, Register's Office for Davidson County, Tennessee.

Being Unit No. 12 as shown on the Plat of Georgetown Apartments, a condominium of record in Book 5200, page 4, said Register's Office, together with an undivided .430% interest in the common elements of 5025 Hillsboro Homeowner's Association, as described in Book 5211, page 325, as amended in Book 5616, page 133, Register's Office for said County, sai dunit is also known as Apartment No. 2F.

Being the same property conveyed to Meredith A. Ezell by quitclaim deed from Roy C. Ezell, of record in Book 6938, page 826, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 1998 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Master Deed establishing a Horizontal Property Regime of record in Book 5211, page 345, as amended in Book 5616, page 133, Register's Office for Davidson County, Tennessee.

3. Deed of Conveyance to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4308, page 650, Register's Office for said County.

4. Matters shown on the Plan of record in Book 5200, page 4, Register's Office for said County.

5. Easement for sanitary sewers and/or storm drainage granted to Metropolitan Govenrment of record in Book 4308, page 575, Register's Office for said County. (This easement affects only the common area and not the individual units).

6. Rights of others in and to the common elements.

This is improved property known as 5025 Hillsboro Road, #2F, Nashville, TN 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 Grantee, her heirs and assigns, forever; and I covenant with the said Grantee that I am 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 further covenant and bind myself, my heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 17th day of August, 1998.

Meredith A. Ezell
Meredith A. Ezell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MEREDITH A. EZELL, UNMARRIED,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 17th day of August, 1998.

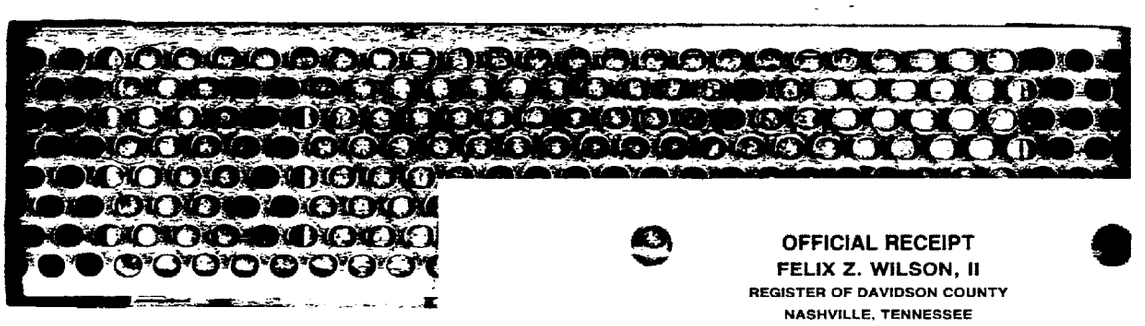
Notary Public

My Commission Expires: 11/27/99

IDENTIF. ↑ REFERENCE
047662.7

98 AUG 18 PM 3:09
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

RECORDED TO TX 07/98 377 04-1885



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

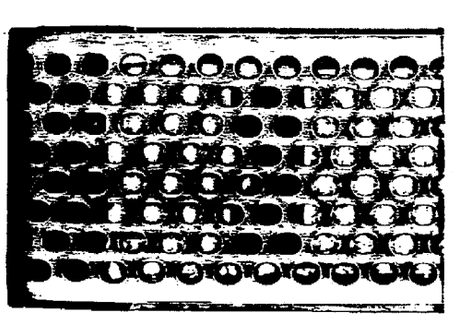
RECEIVED OF _____

FOR _____

BOOK 11071 PAGE 416

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
				102000.00
				CON TX 377.40
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 388.40
				CHECK 388.40
			08/18/98 01	15:09 0001 8779



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98 AUG 18 PM 3:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
IDENTIF. ↑ REFERENCE
047662?

No. 1334289