# WARRANTY DEED

N0898-887L

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF August 19 98

Notary Public

MY COMMISSION EXPIRES: 9-15-2001
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
SECURITY ESCROW & TITLE COMPANY, 750 OLD HICKORY BLVD., SUITE 165, BRENTWOOD, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| STACY SHORT (NAME) | FIRST CITY FINANCIAL CORP. (NAME) | 1337/280 |
| 256 NUNLEY DRIVE (ADDRESS) | 5445 DTC PARKWAY, SUITE 100 (ADDRESS) | 133-07-0 |
| NASHVILLE, TN 37211 (CITY) (STATE) (ZIP) | ENGLEWOOD, CO 80111 (CITY) (STATE) (ZIP) | 286.00 |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, VIRGIL W. CAUTHEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STACY SHORT, SINGLE

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:

BEING all of Lot No. 117, Valley View Meadows Subdivison, Section III, as shown by plat and survey of record in Plat Book 3700, page 93, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot, and according to survey by Stanley Glenn McRae, RLS# 1673, dated 8/13/98.

BEING THE SAME PROPERTY CONVEYED to Virgil W. Cauthen by quitclaim deed from Virgel W. Cauthen and wife, Carol K. Cauthen, as executed on 8/17/93 and filed for record on 8/19/93 and recorded in Book 9052, Page 910, in the aforesaid Register's Office.

THIS CONVEYANCE IS SUBJECT TO Book 3182, Page 261, Book 3498, Page 1916, Book 3504, Page 106, Book 4065, Page 227, Book 4082, Page 106, Book 3770, Page 214, Book 3673, Page 439, and any and all restrictions, easements, setback lines, conditions, plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

This is improved ( X ) property, known as 256 NUNLEY DRIVE, NASHVILLE, TN 37211 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)
unimproved ( )

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; and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 28th day of August 19 98

Virgil W. Cauthen
VIRGIL W. CAUTHEN

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 VIRGIL W. CAUTHEN

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at BRENTWOOD, Tennessee, this 28th day of August 19 98.

Commission expires 9-15-2001

Theresa D. Dorey
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

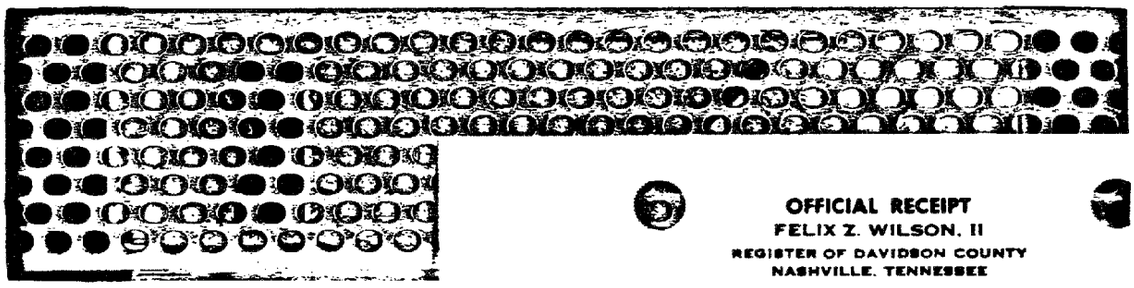
THERESA D. DOREY NOTARY PUBLIC

0485485
IDENTIF. & REFERENCE

98 SEP -8 PM 2:50

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

8190 09/08 0101 CHECK 316.25



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

RECEIVED OF _____

FOR _____

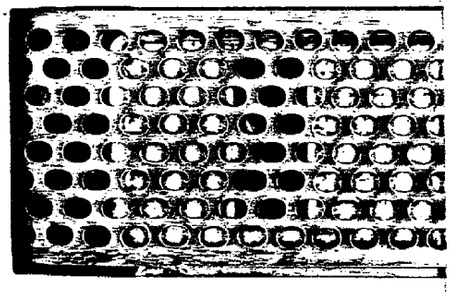
BOOK 11104 PAGE 63

| | | |
|---|---|---|
| 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 | 82500.00 |
| CON TX | 305.25 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 316.25 |
| CHECK | 316.25 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/08/98 01 14:51:0001 8190



0485485
IDENTIF. & REFERENCE

98 SEP -8 PM 2:50

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

No. 1343612