OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 11150 PAGE 605

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 179,000.00

Brenda Kay Akin
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 2nd DAY OF October 1998

KEVIN D. MONTGOMERY NOTARY PUBLIC
Exp. 11/27/1999
DAVIDSON COUNTY, TENNESSEE

My Commission expires:

THIS INSTRUMENT PREPARED BY:
Devereaux D. Cannon, Jr., Attorney, 344 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
BRENDA KAY AKIN (NAME)	Same (NAME)	155-16-O-A-031.00
1205 Meadow Trace Court (ADDRESS)	(ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 **cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we**

STEVEN B. PETERSON

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

BRENDA KAY AKIN

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson **County, Tennessee, described as follows, to wit:**

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Traceside, Section Two, of record in Book 7900, page 980 and 981, Registe'rs Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Being the same property conveyed to Steven B. Peterson, by deed from 2728 Holding Corporation, a Nevada Corporation f/k/a Centex Real Estate Corporation, of record in Book 10337, page 243, re-recorded in Book 10775, page 731, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Matters shown on the Plan of record in Book 7900, page 980 and 981, said Register's Office, and restrictions and easements of record in Book 9236, page 504, Book 9435, page 493, & Book 9677, page 675; landscape agreement in Book 10355, page 859, and By-Laws in Book 9668, page 899, said Register's Office.

This is improved (X) unimproved ( ) property, known as 1205 Meadow Trace Court (House Number) (Street) Nashville, TN 37221 (City) (State) (Zip)

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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 1st **day of** October, **19** 98.

STEVEN B. PETERSON

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named STEVEN B. PETERSON

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 1st day of October, 1998.

My Commission expires:

~~My Commission Expires~~
06/04/2002

Hillary Douglas
Notary Public

DOUGLAS NOTARY PUBLIC STATE OF COLORADO

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

_____
Notary Public

BOOK 11150 PAGE 607

JOINDER OF SPOUSE

The undersigned, Christina J Peterson wife of Steve Peterson, joins herein for the purpose of restating the grant, bargain, sale, conveyance and confirmation contained in the aforesaid instrument, and does hereby confer unto Brenda Kay Akin therein designated, all rights, claims and interest of every kind, character and description whatsoever in the property described in said instrument which she now has or hereafter may acquire by virtue of her marriage to Steve Peterson, including but not limited to homestead and any interest as all or part of an elective share of a surviving spouse as provided by the laws of the State of Tennessee.

x Christina J Peterson

1716 10/09 0101 03CHECK 677.30

STATE OF Colorado
COUNTY OF Jefferson

Personally appeared before me, Hillary Douglas, a Notary Public in and for the aforesaid State and County, Christina J. Peterson, the within-named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and Official Seal at office this 1st day of October, 1998.

Hillary Douglas
Notary Public

My Commission Expires:

My Commission Expires 06/04/2002

C:\WP51\FORMS\JOINDER.SPS

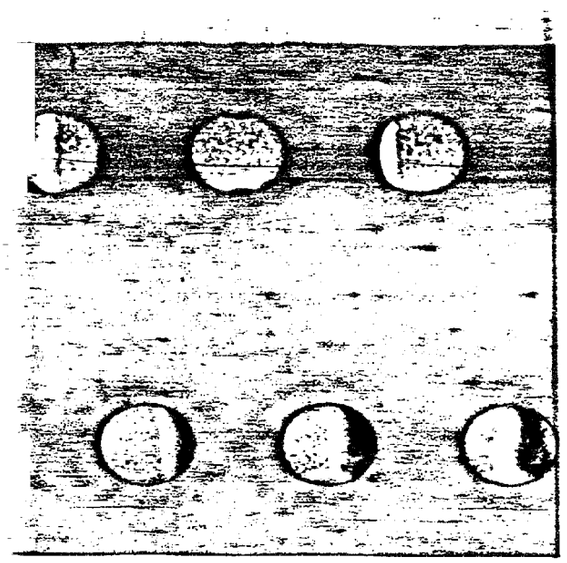
NOTARY PUBLIC STATE OF COLORADO

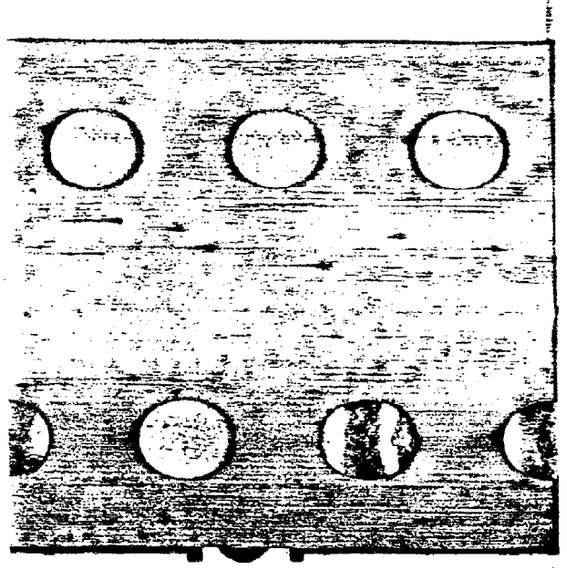
MAIL ENV.

98 OCT -9 AM 10:05
BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE 0498163

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED





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

RECEIVED OF _____

FOR _____

BOOK 11150 PAGE 608

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	
				179000.00
			CON TX	662.30
			PRFEE	1.00
			WDEED	12.00
			CFEE	2.00
			TOTAL	677.30
			CHECK	677.30

10/09/98 01 10:07 0001 1716

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0498163
IDENTIF. ↑ REFERENCE

98 OCT -9 AM 10:05

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1356963