BOX 25-B

WARRANTY DEED

BOOK 11225 PAGE 748

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 145,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November, 19 98

Notary Public

MY COMMISSION EXPIRES: 1/26/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

COMBOS & ASSOCIATES, P.C., 315 Deaderick Street, Ste. 1430, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Greare Southerland (NAME)	First Union Mortgage Corp. (NAME)	MAP 103
5556-5558 Kendall Drive (ADDRESS)	150 Fayetteville Street Mall (ADDRESS)	GROUP 6
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Raleigh, NC 27601-2919 (CITY) (STATE) (ZIP)	PARCEL 84

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, Jane Simpson, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Greare Sutherland, an unmarried person

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:

Land in Davidson County, Tennessee, being Lot No. 2 on the plan of Brookside Court, of record in Book 1424, page 145, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jane Simpson, a single person, by deed from Lee G. Royce and wife, Rhonda R. Royce, of record in Book 10097, page 286, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used in the prior Deed.

This property conveyance is made subject to the Plan of record in Plat Book 1424, page 145; easements of record in Book 5309, page 408 and Book 6325, page 661; Shared Driveway Agreement of record in Book 8541, page 641; any and all restrictive covenants and/or easements running with the land and taxes for the current year which have been prorated and assumed by the Grantee.

0518150
IDENTIF. ← REFERENCE

'98 DEC -1 AM 8:59
ILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

This is improved (X) unimproved ( ) property, known as 5556-5558 Kendall Drive, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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; 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 30th day of November, 19 98

Jane Simpson by Jeffrey W. Combos, attorney in fact

Jane Simpson by Jeffrey W. Combos

BOOK 11225 PAGE 749

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 Jane Simpson, a single person

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 Nashville, Tennessee, this 30th day of November 19 98.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Jeffrey W. Combos and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Attorney-in-Fact and _____ respectively of the said Jane Simpson the within named bargainor, and that he as such Attorney-in-Fact 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 Jeffrey W. Combos as such Attorney-in-Fact, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 30th day of November 19 98.

My commission expires 1/26/2002

Notary Public

2943 12/01 0101 03CHECK

547-50

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

RECEIVED OF _____

FOR _____ BOOK 11225 PAGE 750

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	145000.00
			CON TX	536.50
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	547.50
			CHECK	547.50
12/01/98	01	09:00	0001	2943

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0518150 IDENTIF. ↑ REFERENCE

98 DEC -1 AM 8:5[illegible]

BILL [illegible], REGISTER
DAVIDSON COUNTY.

No. 1377976