THIS INSTRUMENT PREPARED BY:

Mail

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 $ 147,500.00

James Jordan
Affiant

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me, this 25th day of November 1998

Mitchell A Watts
Notary Public

My Commission Expires: 9-24-2001

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
JAMES JORDAN 828 Woodmont Boulevard Nashville, Tennessee 37204	STANDARD FEDERAL BANK 2600 W. Big Beaver Road Troy, Michigan 48084	MAP 118-10 PARCEL 160

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FORTY SEVEN THOUSAND FIVE HUNDRED AND NO/100---------- ($ 147,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, DOROTHY FLEMING AND KENNETH YANSICK, BOTH UNMARRIED hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto JAMES JORDAN AND WIFE, ROSALIE R. JORDAN 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 Lot 36 on the Map of Pleasant Valley as of record in Plat Book 1424, page 63, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

INCLUDED in the above description, but EXCLUDED from this conveyance, is the property sold to the State of Tennessee, of record in Book 4779, page 415, said Register's Office.

BEING the same property conveyed to Dorothy Fleming and Kenneth Yansick by deed from Mable Conger, Edith Milburn, Peggy Shawl, Frances Blankenship and Dorothy Crockett, the legal heirs of the Estate of Nina P. Brown, of record in Book 10264, page 683, Register's Office for Davidson County, Tennessee.

98 DEC -4 PM 3:26
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

052110

This is improved property known as 828 Woodmont Boulevard, Nashville, Tennessee 37204

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.

GRANTORs COVENANT with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, have good right to convey it and the same is unencumbered, except as follows:

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

2. Matters shown on the Plan of Pleasant Valley of record in Book 1424, page 63, Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 25th day of November, 19 98.

Dorothy Fleming
DOROTHY FLEMING

Kenneth Yansick by Dorothy Fleming
KENNETH YANSICK

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

Witness my hand and official seal this 25th day of November, 19 98.

Mitchell A Watts
Notary Public

My Commission Expires: 9/29/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 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 this _____ day of _____, 19 ____.

6072 12/04 0101 03CHECK 556.75
Notary Public

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Dorothy Fleming to me known to be the person who executed the foregoing instrument in behalf of Kenneth Yansick and acknowledged that she executed the same as the free act and deed of the said Kenneth Yansick.

Witness my hand and seal this 25th day of November, 1998.

Mitchell A Watts
Notary Public

My commission expires: 9/29/2001

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11238 PAGE 293

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
147500.00
CON TX 545.75
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 556.75
CHECK 556.75

12/04/98 01 15:27 0001 6072

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05211110
IDENTIF. ↑ REFERENCE

98 DEC -4 PM 3:26
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1381078