ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
March Egerton 4030 Brush Hill Rd Nashville, TN 37216	New Owner	Map 96-13 Parcel 60

This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205 98-10-9066

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Brenda Smith, unmarried, (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto March Egerton, unmarried (The "Grantee"), his heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 78 on the Plan of Perry Heights, of record in Book 2900, page 18, Register's Office for said County.

Said Lot No. 78 fronts 71 feet on the south side of Nodyne Drive and runs back 154.6 feet on the east line and 150 feet on the west line to a dead line in the rear on which it measures 71 feet.

Being the same property conveyed to Brenda Smith by Quitclaim Deed from Michael A. Carpenter and Brenda S. Carpenter, of record in Book 11194, page 369, Register's Office for Davidson County, Tennessee. Brenda Smith and Brenda S. Carpenter are one and the same person.

This description is the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1999 and subsequent years, easements and restrictive covenants of record described as follows:

1. Plat of record in Plat Book 2900, page 18, Register's Office for Davidson County, Tennessee;
2. Restrictive covenants contained of record in Book 2928, page 445, as amended in Book 2991, page 45, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 2725 Nodyne Drive, Nashville, TN 37214.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $65,000.00.

March Egerton
Affiant

Subscribed and sworn to before me this 12th day of November, 1998.

Notary Public

My Commission Expires: 11-24-2001

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 12th day of November, 1998.

Brenda Smith

Brenda Smith

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 **Brenda Smith**, 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 at Nashville, Tennessee, this 12th day of November, 1998.

NOTARY PUBLIC

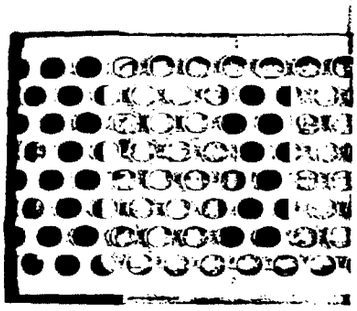
My Commission Expires: 11-24-2001

0525209
IDENTIF. + REFERENCE

98 DEC 14 PM 3:41

WILL C. BURNETT REGISTER
DAVIDSON COUNTY, TN.

0488 12/14 0101 03CHECK 251.50



OFFICIAL RECEIPT
BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

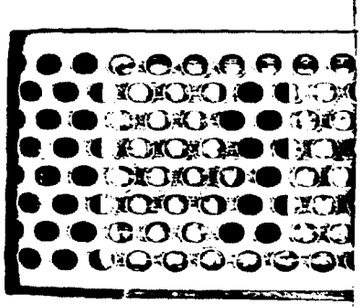
FOR _____

BOOK 11252 PAGE 78

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CONT	65000.00
CON TX	240.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	251.50
CHECK	251.50

12/14/98 01 15:39 0001 0488



0525209

IDENTIF. ▲ REFERENCE

98 DEC 14 PM 3:41

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1399955