Box 2

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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 107,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January 19 99

Notary Public

PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires March 27, 1999

MY COMMISSION EXPIRES: 3-27-99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott A. Randal (NAME)	PHH Mortgage Services Corp. (NAME)	104-14
2716 Linmar Avenue (ADDRESS)	6000 Atrium Way (ADDRESS)	D
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Mt. Laurel, New Jersey 08054 (CITY) (STATE) (ZIP)	5.00-CO

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 M. Prater Yerger, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott A. Randal and wife, Allison N. Randal

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:

A Certain Condominium apartment in Davidson County, Tennessee, BEING Unit No. 5 on the Plan of Linmar Place II Condominiums, of record in Book 7599, page 408, Register's Office for Davdison County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof, as shown as an exhibit to the Master Deed of record in Book 7599, page 347, and Instrument of Correction of record in Book 9810, page 981, said Register's Office.

Being the same property conveyed to Jane M. Prater, unmarried, by deed from S.J. Investments, Inc., of record in Book 9726, page 287, Register's Office for Davidson County, Tennessee.

Jane M. Prater and Jane M. Prater-Yerger, being one and the same person.

FRANK YERGER, HUSBAND OF JANE M. PRATER-YERGER, JOINS IN THIS CONVEYANCE FOR THE SOLE PURPOSE OF CONVEYING ANY AND ALL RIGHT, TITLE AND INTEREST HE MAY HAVE IN SUBJECT PROPERTY BY REASON OF HIS MARITAL STATUS, OR OTHERWISE.

This conveyance is subject to the following: Taxes for the year 1999 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 3500, page 137, Book 7599, page 408, and Book 7599, page 347; master deed of record in Book 7599, page 347, Book 9810, page 981; by-laws of record in Book 7599, page 385; easements of record in Book 4740, page 21, and Book 8354, page 426; Agreement of record in Book 7374, page 802, all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2716 Linmar Avenue, Nashville, Tennessee 37215
(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 29th day of January 19 99

Jane M. Prater Yerger, by Doug Daniel, her attorney-in-fact

Frank Yerger, by Doug Daniel, his attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared DOUG DANIEL with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon his/her oath acknowledged to be the Attorney-in-Fact for **JANE M. PRATER YERGER AND FRANK YERGER** the within named bargainor(s), and that he/she as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the within named bargainor(s) by the said DOUG DANIEL as such Attorney-in-Fact.

Witness my hand and official seal at office in ~~Brentwood~~, Tennessee on this the 29th day of January, 1999.

NOTARY PUBLIC

My Commission Expires: 3-27-99

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires
March 27, 1999

WARRANTY DEED

FROM

Jane M. Prater Yerger

TO

Scott A. Randal and wife,
Allison N. Randal

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

1991 02/04 0101 03CHECK 406.90

99 FEB -4 PM 2:23

0545415

IDENTIF. & REFERENCE

REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

0545415
IDENTIF. & REFERENCE

99FEB-4 PM 2:23

BILL G[illegible] REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	107000.00
CON TX	395.90
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	406.90
CHECK	406.90

02/04/99 01 14:22 0001 1991

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1421318