BOX 5

STATE OF TENNESSEE
COUNTY OF DAVIDSON
I hereby declare that the actual consideration for this transfer, or the true value of the property transferred, whichever is greater, is $85,000.00.

AFFIANT

Sworn to and subscribed before me this 15th day of March, 1999.

NOTARY PUBLIC

My commission expires:

Map & Parcel No. 118-05-173.00

Address of New Owner:
Christine Stenson
842 Clayton Avenue
Nashville, TN 37204
Send Tax Notices To:
Same.

BOOK 11387 PG. 556

My Commission Expires NOV. 24, 2001

WARRANTY DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, MARK DEUTSCHMANN and PAUL McREDMOND, hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto CHRISTINE STENSON, an unmarried person, hereinafter referred to as Grantee, her heirs and assigns forever, all of their right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

See legal description, Attachment "A" hereto, made a part hereof.

This is improved property, known as 842 Clayton Avenue, Nashville, TN 37204.

THIS CONVEYANCE IS SUBJECT TO the 1999 Davidson County property taxes, which are being prorated.

THE SUBJECT PROPERTY is not, nor has it ever been, the marital residence of either MARK DEUTSCHMANN and his spouse, or of PAUL McREDMOND and his spouse, and as such is not subject to any homestead or other marital interest as contemplated by Tennessee Code Annotated § 31-1-104, or similar statutes, or at common law.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE(S), his/her/their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Wherever used herein, the singular form shall include the plural, the plural the singular, and the use of any gender-specific pronoun shall be applicable to all genders.

IN WITNESS WHEREOF, the said MARK DEUTSCHMANN and PAUL McREDMOND have hereunto set their signature, this 15th day of March, 1999.

MARK DEUTSCHMANN

PAUL McREDMOND

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 MARK DEUTSCHMANN and PAUL McREDMOND, the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing Warranty Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 15th day of March, 1999.

NOTARY PUBLIC

My commission expires: _____

This Instrument Prepared By:
J. Wayne Thomas, Attorney at Law
RELS/Real Estate Loan Services of Tennessee, Inc.
1100 Kermit Drive, Suite 204
Nashville, TN 37217

My Commission Expires NOV. 24, 2001

When Recorded Return to:

RELS
1100 Kermit Drive, Suite 204
Nashville, TN 37217

Attachment "A" legal description
Christine Stenson.

BOOK 11387 PG. 557

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. 6, on the Map of C. B. KELLEY'S SUBDIVISION of the South Part of Lots Nos. 29, 30, and 31, BATTLEFIELD ESTATES, SECTION NO. 1, not of record, and being more particularly described according to a survey by Z. J. Wilkinson, Surveyor, dated August 04, 1941, as follows:

BEGINNING at a point in the northerly margin of CLAYTON AVENUE, the common corner of Lot Nos. 6 and 7, which point is 375 feet East of the easterly margin of Craig Avenue; thence with the line between said lots, northerly 175 feet to a point; thence easterly 75 feet to a point, the common corner of Lot Nos. 5 and 6; thence with the line between said lots, southerly 175 feet to the northerly margin of Clayton Avenue; thence with the margin of the same, westerly 75 feet to the point of BEGINNING.

BEING the same property conveyed to Mark Deutschmann and Paul McRedmond, by deed from Linda Betty Preis Zeitlin, Trustee U/W of Fritz Preis and Elaine Joan Preis Cook, Trustee U/W of Fritz Preis, dated December 29, 1998, recorded December 30, 1998, of record in Book 11271, page 960, Register's Office for Davidson County, Tennessee.

MD / PM
Initials

05621241

IDENTIF. & REFERENCE

99 MAR 17 AM 8:42

ILL. REGISTER
DAVIDSON COUNTY, TN.

NO. 1H020 TOTO 17/20 2295 225-522

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11387 PG. 558

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

0562124

IDENTIF. & REFERENCE

99 MAR 17 AM 8:42

PAM HODGE, REGISTER
DAVIDSON COUNTY, TN.

CAMT	85000.00
CON TX	314.50
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	325.50
CHECK	325.50

03/17/99 01 08:41 0001 967

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1438795