0591551

REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

W & I Ref: (sk) Title No: 40914
Dav. Co. File: Box 8

99 MAY 26 PM 12:37

REGISTER
DAVIDSON COUNTY, TN.

BOOK 11494 PG. 808

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
April Odom Buchanan Gray M. Buchanan 211 Sloan Road Nashville, TN 37209	Suntrust Bank, Nashville, N.A. 201 4th Avenue North/7th Floor Nashville, TN 37219

TAX MAP-PARCEL NUMBERS: 103-08-B-211

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 125,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **William H. Hyatt, Jr., married,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **April Odom Buchanan and spouse, Gray M. Buchanan,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 211 of Parklane Condominiums, Phase III, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit B to the Master Deed of record in Book 7486, page 75, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to William H. Hyatt, Jr., married by deed from David M. Macaione, unmarried of record in Book 9685, page 730, Register's Office for Davidson County, Tennessee.

Karen D. Hyatt joins in this conveyance strictly to convey any and all marital interest she may have in the above described property.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 1999 and subsequent years; Subject to the restrictions, easements liens and other matters set forth in the Master Deed and By-Laws of record in Book 7486, page 75, and in Book 7376, page 580, said Register's Office, and to the matters set forth in the Condominium Plan of record.

This instrument is executed on behalf of William H. Hyatt, Jr. and Karen D. Hyatt by Patrick Kelly Lewis as their Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 211 Sloan Road, Nashville, TN 37209

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

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GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 25th day of May, 1999.

William H. Hyatt
William H. Hyatt, Jr., By: Patrick Kelly Lewis, Atty-In-Fact

Karen D. Hyatt
Karen D. Hyatt, By: Patrick Kelly Lewis, Atty-In-Fact

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 **Patrick Kelly Lewis**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **William H. Hyatt, Jr. and Karen D. Hyatt**, as Attorney-in-Fact, as a free act and deed of the said Principal(s).

Witness my hand and official seal at Nashville, Tennessee, this the 25th day of May, 1999.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

Notary Public

My Commission Expires: _____

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 125,000.00

April Adam Buchanan
Affiant

Sworn and subscribed before me on the 25th day of May, 1999.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

Notary Public

My Commission Expires: _____

EXHIBIT "A"
To
WARRANTY DEED

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FROM: William H. Hyatt, Jr.

TO: April Odom Buchanan and Gray M. Buchanan

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal(s) thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by a principal's death, disability, or incapacity.

Further the Affiant Saith not.

Patrick Kelly Lewis, Affiant

Sworn to and subscribed before me this

25th day of May, 1999.

Notary Public

My Commission Expires:_____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

0937 05/26 0101 03CHECK 477.50

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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0591551

INSTRUMENT REFERENCE

99 MAY 26 PM 12:37

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT 125000.00
CON TX 462.50
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 477.50
CHECK 477.50

05/26/99 01 12:41 0001 0937

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1465515