THIS INSTRUMENT PREPARED BY:
J. Michael Morgan
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

BOOK 11533 PAGE 317

WARRANTY DEED

Name and Address of New Owner:
John David Zubkus
2110 Portland Avenue, Unit 205
Nashville, Tennessee 37212

Send Tax Bills To:
SunTrust Mortgage, Inc.
P.O. Box 100100
Atlanta, Georgia 30348

Street Address of Subject Property:	**Map-Parcel No:**
2110 Portland Avenue	**Map 104-12-B**
Nashville, Tennessee 37212	**Parcel 121.00**

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **LEWIS HALL MCCURDY, III, AN UNMARRIED PERSON,** hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto **JOHN DAVID ZUBKUS,** hereinafter called **"GRANTEE,"** his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 205, Building 2 on the Plan of Ashley Place, of record in Book 6200, page 462, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Lewis Hall McCurdy, III, unmarried, by deed from Grace R. Burdette, married, of record in Book 10107, page 210, said Register's Office.

The conveyance of the above described parcel of land is subject to the following:

1. 1999 Metropolitan Davidson County taxes which have been prorated by the parties and assumed by the Grantees;

2. All matters shown on the Plan of record in Book 6200, page 462, Register's Office for Davidson County, Tennessee; and

3. Master Deed and By-Laws of record in Book 6839, page 635 and Book 6864, page 85, said Register's Office.

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, his heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that he is lawfully seized 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; and GRANTOR does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 16th day of June, 1999.

LEWIS HALL MCCURDY, III

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

On this 16th day of June, 1999, before me personally appeared Lewis Hall McCurdy, III to me known to be the person(s) described in, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.

Notary Public

My Commission Expires: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE

06012289

RECEIVED FOR REFERENCE

99 JUN 17 PM 3:50

REGISTER
DAVIDSON CO. TN.

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $109,200.00.

Affiant

Subscribed and sworn to before me, this the 16th day of June, 1999.

NOTARY PUBLIC

My commission expires:_____

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expire:
July 28, 2001
STATE OF TENNESSEE

1326 06/17 0101 03CHECK 419.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11533 PAGE 320

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

0601289

LEGAL REFERENCE

99 JUN 17 PM 3:50

CAMT
109200.00
CON TX 404.04
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 419.04
CHECK 419.04

06/17/99 01 15:54 0001 1326

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1479908