FROM: Bankers Trust Company
of California, N.A. as
Custodian or Trustee

This instrument prepared by:
RICHARD NORTHCUTT, ATTORNEY
217 Pineway Drive
Nashville, TN 37217

TO: Joseph Allen Sullivan

Address of New Owner:	Send Tax Bills to:	Map-Parcel No.
Joseph Allen Sullivan	New Owner	Map 65-9
4848 Everest Drive		Parcel 44
Old Hickory, TN 37138		

SPECIAL WARRANTY DEED

[illegible] 251.50

FOR AND IN 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, **Bankers Trust Company of California, N.A., as Custodian or Trustee**, hereinafter called the Grantor, has bargained and sold, and by these presents do transfer and convey unto **Joseph Allen Sullivan**, unmarried hereinafter called the GRANTEE, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A CERTAIN TRACT or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit.

Being Lot No. 78 on the Plan of Sherwood Forest Subdivision, Section 3, of record in Book 4460, Page 81, Register's Office for Davidson County, Tennessee. Said Lot Number 78 fronts 75 feet on the westerly margin of Everest Drive and runs back 148.59 feet on the south sideline and 160.61 feet on the north sideline, and measures 74.81 feet to a steel pin, thence 12.44 feet across the rear lot line.

Being the same property conveyed to Bankers Trust Company of California N.A. as Custodian or Trustee, by deed from Lawrence Ray Myers and Teresa Jordan of record in Book 11428, Page 296, Register's Office for said County.

The street addresses of the Real Property is 4848 Everest Drive Old Hickory, TN 37138, ____ unimproved/ X improved real property.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to GRANTEES, their heirs and assigns, forever.

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. 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.

IN WITNESS WHEREOF, GRANTOR has caused this Special Warranty Deed to be executed on the 21st day of June, 1999.

Bankers Trust Company of
California, N.A. as Custodian
or Trustee

By: _____
Donald E. Griffin
Vice President

STATE OF TENNESSEE
REAL ESTATE TRANSFER TAX
JUN 23 1999
DEPT. OF REVENUE

STATE OF Pennsylvania)
COUNTY OF Montgomery)

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

Affiant Donald B. Griffin
Vice President

Subscribed and sworn to before me, this the 21st day of June, 1999.

My Commission Expires: 12/30/02

Michelle N. Cebular
Notary Public

STATE OF Pennsylvania
COUNTY OF Montgomery

Personally appeared before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Donald B. Griffin with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the Vice President of Bankers Trust Company of California, N.A., the within named bargainor, and corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Donald B. Griffin as such Vice President.

Witness my hand and official seal at Horsham, Pennsylvania, this 21st day of June, 1999.

My Commission Expires: 12/30/02

Michelle N. Cebular
Notary Public

Notarial Seal
Michelle N. Cebular, Notary Public
Horsham Twp., Montgomery County
My Commission Expires Dec. 30, 2002
Member, Pennsylvania Association of Notaries

MAIL ENV.

99 JUN 23 PM 2:21

0603134

RECORDER'S REFERENCE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Joseph Allen Sullivan

My Commission Expires: 1/26/02

Nina Bradford
Notary Public

NINA BRADFORD
NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11540 PAGE 104

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

0603134

IDENTIFICATION REFERENCE

99 JUN 23 PM 2:21

CAMT 65000.00
MOR TX 240.50
ERR CO
MOR TX 240.50-
CON TX 240.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 251.50
CHECK 251.50

06/23/99 01 14:27 0001 3311

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1481840