WARRANTY DEED

File No: 00291955

BOOK 11557 PAGE 305

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Linda F. Seals,	First American National	Map 131-5-A
[NAME]	Bank [NAME]	-
173 Jefferson Square	P.O. Box 1193	Parcel 173
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37215	Jackson, MS 39215-1193	
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Stanley Waterson and Bertha R. Duke-Waterson

have this day bargained and sold, and do hereby transfer and convey unto the said Linda F. Seals

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee } The actual consideration or value which ever is greater,
COUNTY OF Williamson } for this transfer is $ 169,000.00

Subscribed and sworn to before me, this the 30TH day of JUNE, 19 99.

Bertha R Duke Waterson
Affiant

My Commission Expires: 11/24/2001
[Affix Seal]

Laura A. Beasley
Notary Public ~~Public York~~

LAURA A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Unimproved ( )
This is improved (X) property known as 173 Jefferson Square, Nashville.
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 30TH day of JUNE, 19 99, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Bertha R Duke Waterson
Bertha R. Duke-Waterson

Stanley M Waterson
Stanley Waterson

STATE OF Tennessee
COUNTY OF ~~Williamson~~ Davidson

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Personally appeared before me ~~Erie York~~ the undersigned, a Notary Public in and for said County and State Stanley Waterson and Bertha R. Duke-Waterson

the within named 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 within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Williamson~~ Davidson COUNTY, Tennessee, this 30TH day of JUNE, 19 99.

Lauri A. Beasley Notary Public
~~Erie York~~

Commission expires 11/24/2001

LAURI A. BEASLEY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

~~COUNTY OF ERIE~~

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
414 UNION STREET, SUITE 1800
NASHVILLE, TN 37219

7994 07/02 0101 03CHECK *640.30

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

Exhibit "A" BOOK 11557 PAGE 307

Land in Davidson County, Tennessee, being a part of the Plan of Jefferson Square, Section One, Condominium Apartments, as of record in Book 4675, page 12, said Register's Office, to which reference is hereby made for a more complete and accurate legal description, being Unit Q-173 on said Plan.

Being the same property conveyed to Bertha R. Duke, by deed from Bertha R. Duke, Executrix of the Estate of Dorris P. Duke, of record in Book 9651, page 194, Register's Office of Davidson County, Tennessee.

0607522
IDENTIF. & REFERENCE
99 JUL -2 PM 5:11
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11557 PAGE 308

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

0607522

IDENTIF. ↑ REFERENCE

99 JUL -2 PM 5:11

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	169000.00
CON TX	625.30
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	640.30
CHECK	640.30

07/02/99 01 17:13 0001 7994

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1486399