WARRANTY DEED

THIS INSTRUMENT PREPARED BY: WILLIAM B. DRESCHER, ESQ., TUKE YOPP & SWEENEY, PLC.
SUITE 1100, NATIONSBANK PLAZA, NASHVILLE, TN 37219.

MARY S. PAGE,

GRANTOR

TO

HARRY L. PAGE, JR.,

GRANTEE

BOOK 11572 PAGE 564

Address New Owner as Follows:	Send Tax Bills:	Map Parcel No.
1813 Tyne Blvd. Nashville, TN 37215	Same	Map 145, Parcel 90

FOR NO FINANCIAL CONSIDERATION, but for the purpose of conveying her ownership to HARRY L. PAGE, JR., MARY S. PAGE does hereby bargain, sell and convey that certain parcel of real estate (the "Property") heretofore held by HARRY L. PAGE, JR. AND MARY S. PAGE as tenants by the entirety to HARRY L. PAGE, JR., said Property being located in Davidson County, Tennessee, and more particularly described in Exhibit A attached hereto and incorporated herein by this reference.

The Property is improved property known as 1813 Tyne Boulevard, Nashville, Tennessee 37215.

This conveyance is expressly made subject to those matters of record on the date of this conveyance, (collectively, the "Exceptions").

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to HARRY L. PAGE, JR., his successors and assigns, forever.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(a)(3)(A).

Mary S. Page
Affiant

Sworn to and subscribed before me, this 13th day of July, 1999.

Kathleen Pennington
Notary Public

My Commission Expires: 9/23/00

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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And MARY S. PAGE does covenant with HARRY L. PAGE, JR. that she is lawfully seized and possessed of the Property in fee simple, she has a good right to convey the Property and the Property is unencumbered and unrestricted except as to the Exceptions, to which this conveyance is expressly made subject.

Except as to the Exceptions, to which this conveyance is expressly made subject, MARY S. PAGE does further covenant and bind herself, her heirs, successors and assigns, to warrant and forever defend the title to the Property to HARRY L. PAGE, JR., his successors and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 13 day of July, 1999.

Mary S. Page
MARY S. PAGE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Kathleen Farmington, a Notary Public of said County and State, MARY S. PAGE, the within named bargainor, 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, at Office, this 13th day of July, 1999.

Kathleen Farmington
Notary Public

My Commission Expires: 9/23/00

RECEIVED
99 JUL 14 PM 2:58
TN REFERENCE
0161612

EXHIBIT A

DESCRIPTION OF REAL PROPERTY

LAND IN DAVIDSON COUNTY, TENNESSEE, being Lot No. 3 on the plan of Tyne Hill Estates, as of record in Book 4175, page 27, Register's Office for Davidson County, Tennessee, more fully described as follows:

Beginning at a point being the corner of Lots Nos. 2, 3, and 4 on said plan; thence with the line between Lot No. 3 and 4 , South 43°33' West, 281.7 feet to the corner of said lot and a tract marked Otter Creek Hills; thence North 41°26' West, 386.0 feet; thence North 73°35' West, 64.0 feet to the corner of Lot No. 3 and a tract of land belonging to Robert A. Porter; thence North 25°53' East, 298.6 feet to the corner between Lots Nos. 2 and 3; thence with the line between said two lots, South 45°44' East 556.7 feet to the point of beginning, containing 3.08 acres, more or less.

Being the same property conveyed to Harry L. Page, Jr. and wife Mary S. Page, by deed of record in Book 4915, page 781, Register's Office for Davidson County, Tennessee, and using the same description contained therein, there being no new survey.

RECORDERS MEMO
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