THIS INSTRUMENT PREPARED BY:
George E. Mudter, Jr., Esq.
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215
(615) 383-4429

FTEC File No. 16632
File Box 9-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $ 550,000.00

Cleo W. Cowan
Affiant

Subscribed and sworn to before me, this 29th day of July, 1999.

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires SEPT. 23, 2000

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
GEORGE E. MUDTER, JR., TRUSTEE 2220 Woodmont Boulevard Nashville, Tennessee 37215	NEW OWNER	117-6 117 7DA10620

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, CLEO W. COWAN, unmarried ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to GEORGE E. MUDTER, JR., TRUSTEE, WITH FULL POWER TO SELL, MORTGAGE, LEASE, CONVEY OR OTHERWISE ENCUMBER WITHOUT THE JOINDER OF ANY BENEFICIARY ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 2220 Woodmont Boulevard, Nashville, TN

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular 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 executed this instrument on this 29th day of July, 1999.

Cleo W. Cowan
CLEO W. COWAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, CLEO W. COWAN, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of July, 1999.

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: SEPT. 23, 2000

WARNEED

99 AUG -6 PM 2:1[illegible]
[illegible] & REFERENCE
06211440
20.00
20.00
TOTAL
03 CHECK
2046.00

Land in Davidson County, Tennessee, being the westerly 226 feet of lot No. 37 on the plat of Hillsboro Heights, not of record, described according to a survey made by S. R. Sanford, Jr., Surveyor, February 5, 1938 as follows:

Beginning on the northerly margin of Woodmont Avenue or Boulevard, at a point 300 feet east of the center line of 23rd Avenue South, said point being the dividing line between lots Nos. 36 and 37; thence with said Avenue, eastwardly 226 feet to the westerly line of the property conveyed to Ella F. Hovey by deed from E. L. Hampton and wife, of record in Book 874, page 232, Register's Office for said County; thence with said Hovey's westerly line, northwardly 366.7 feet, more or less, to the southerly line of lot No. 21; thence with the line of said lot No.21, westerly 226 feet to the common corner of lots Nos. 21, 22, 36 and 37; thence with the dividing line between lots Nos. 36 and 37, southwardly 367.3 feet, more or less, to the beginning.

Being the same property conveyed to Robert H. Cowan and wife, Cleo W. Cowan by quitclaim deed from Don R. Binkley, Trustee of record in Book 4628, page 838, said Register's Office. The said Robert H. Cowan has since died.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantees; and (2) Easements of record in Book 4096, page 963, said Register's Office.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11609 PAGE 883

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

99 AUG -6 PM 2:

0621440

IDENTIF. & REFERENCE

CAMT
550000.00
CON TX 2035.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 2046.00
CHECK 2046.00

08/06/99 01 14:16 0001 2996

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1501189