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

FTEC File No. 16722
File Box 9-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $260,000.00

Affiant

Subscribed and sworn to before me, this 8th day of September 1999 AT

Notary Public

My Commission Expires:

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
MARTIN BENNETT	NEW OWNER	MAP 104-9-5
3737 West End Ave., #201		PARCEL 201.00CO
Nashville, Tennessee 37205		FB# 26W9995

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, JOAN GRACE MCEWEN , UNMARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to MARTIN BENNETT , MARRIED ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson 0101 03CHECK 973.00 County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3737 West End Ave., #201, Nashville, TN 37205

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 8th day of September, 1999.

JOAN GRACE MCEWEN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

99 SEP 13 PM 12:59
REGISTER
DAVIDSON COUNTY, TN.

0635058
RECEIVED FOR REFERENCE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, JOAN GRACE MCEWEN , 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 8th day of September, 1999.

GEORGE E. MUDTER, JR. NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:

Notary Public

WARDEED

My Commission Expires SEPT. 23, 2

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 201 together with allocated parking space No. 4 and 5, and reserved space No. 5-19, together with the appurtenant interest in the common elements of The Westbury Condominiums, a horizontal property regime established by Master Deed and By-Laws, of record in Book 6819, page 210, amended in Book 6886, page 662 and Book 6958, page 220, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Joan Grace McEwen, unmarried by deed from David W. McMackin and wife, Marilyn S. McMackin of record in Book 10516, page 164, said Register's Office.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 6819, page 210, amended in Book 6886, page 662, and in Book 6958, page 220; and (3) Charter of record in Book 6819 page 862, amended in Book 7970, page 553, said Register's Office.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

0635058

99 SEP 13 PM 12:59

REGISTER
COUNTY, TN.

BOOK 11659 PAGE 318

CAMT	260000.00
CON TX	962.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	973.00
CHECK	973.00

09/13/99 01 13:02 0001 7613

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1515600