[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
Matthew Davis	First Trust Mortgage Co	
119 Westerly Drive	P.O. Box 17257	MAP:147-7-A
Nashville TN. 37221	Memphis TN. 38187-0257	
		PARCEL:119

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 99-08-9599]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Jeffrey Lee Murphy, unmarried, (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, Matthew Davis, unmarried (The "Grantee"), his heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 119 of Willow Pointe Condominiums created under Title 66, Section 27-101, et seq. as amended Tennessee Code Annotated, and as established by a Master Deed of record in Book 6772, page 257, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed. Reference is hereby made to the plat of Willow Pointe Condominiums set forth as Exhibit "A" of said Master Deed, for a more complete indentification and description of said Unit, which is of record in Book 6772, page 293, said Register's Office for Davidson County, Tennessee

Being the same property conveyed to Jeffrey Lee Murphy, unmarried by Warranty Deed from Sherrie K. Bowers now known as Sherrie K. Bowers Giles of record in Book 9893, page 395, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. Taxes for the year 1999 and subsequent years,
2. Plan of record in Book 6772, page 293,said Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants of record in Book 3031, page 604, said Register's Office for Davidson County, Tennessee.
4. Master Deed of record in Book 6772, page 257, and amended in Book 8867, page 283,said Register's Office for said County.

This is improved property known as 119 Westerly Drive, Nashville Tennessee 37221.

[STATE OF TENNESSEE)]
[COUNTY OF DAVIDSON]
[ ]
[The actual consideration or value, whichever is greater for this]
[transfer is $100,500.00]
[ ]
[ ]
[ ]
[Subscribed and sworn to before me this]
[31st day of August, 1999.]
[ ]
[ ]
[ ]
[My Commission Expires:]

Affiant

Notary Public

98 09/15 0801 03CHECK
382-85

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever. And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, him heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 31st day of August, 1999.

Jeffrey Lee Murphy

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 31st day of August, 1999, before me personally appeared, **Jeffery Lee Murphy, unmarried,** to me known to be the person who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 31st day of August, 1999.

NOTARY PUBLIC

My Commission Expires: 11-24-2001

0635889

REFERENCE

99 SEP 15 AM 9:11

REGISTER
DAV. CO. TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11662 PAGE 328

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

0635889

99 SEP 15 AM 9:11

CAMT
100500.00
CON TX 371.85
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 382.85
CHECK 382.85

09/15/99 01 09:14 0001 8480

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1516453