THIS INSTRUMENT PREPARED BY: Jeffrey Mobley GULLETT, SANFORD, ROBINSON & MARTIN, PLLC Third Floor 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(A).

Address new owner as follows:
Shirley M. Lachs
1968 Edenbridge Way
Nashville, TN 37215

Send Tax Bills to:
Same

Map-Parcel Numbers
Map 159-1 Parcel 14

MAIL ENV.

93 SEP 21 PM 2:04

0638052

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, John Lachs, hereinafter called the Grantor, for the purpose of terminating a tenancy by the entirety between the Grantor and the Grantor's spouse, John Lachs and wife, Shirley M. Lachs, pursuant to T.C.A. §66-1-110, and thereby vesting fee simple title in the subject property in the Grantor's spouse, Shirley M. Lachs, has bargained and sold, and by these presents does transfer and convey unto Shirley M. Lachs, hereinafter called the Grantee, and the Grantee's heirs and assigns, all of the Grantor's right, title and interest in and to a tract or parcel of land in Davidson County, State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

0101 03CHECK 18.00

103163.1

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. 1999 State and County taxes, a lien not yet due and payable, which have been assumed by the Grantee.

2. Any matters of record.

TO HAVE AND TO HOLD said tenancy-by-the-entirety interest herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, the Grantee's heirs and assigns, forever; and the Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tenancy-by-the-entirety interest in said land, has a good right to convey it, and the same is unencumbered, except for the rights of the Grantee and unless otherwise herein set out; and the Grantor does further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said interest to the said Grantee, the Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 9th day of September, 1999.

John Lachs

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 9 day of September, 1999.

Notary Public

RUBY MARGO
NOTARY
Exp. 05/26/02
PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 5-26-02

EXHIBIT A

Legal Description

BOOK 11670 PAGE 175

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 16 on the Plan of Hound's Run, as of record in Book 6900, pages 167-171, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to John Lachs and wife, Shirley M. Lachs, by deed from First Tennessee National Association, of record in Book 8198, page 534, Register's Office for Davidson County, Tennessee.

This is improved property known as 1968 Edenbridge Way, Nashville, Tennessee 37215.