FILE BOX-9B
First Title & Escrow Company, Inc.
#16821.

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 455,102.00

Mary Ellen Ragan
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 8th DAY OF October, 1999.

Michelle Strunz
NOTARY PUBLIC

My Commission expires: 9/23/2002

THIS INSTRUMENT PREPARED BY

William L. Rosenberg, Attorney, 344 Fourth Avenue, North, Nashville, TN 37219

NAME	ADDRESS	
NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
MARY ELLEN RAGAN (NAME)	Suntrust Bank, Nashville, N.A. (NAME)	104-14H-458
410 Prestwick Court (ADDRESS)	P.O. Box 305110 (ADDRESS)	
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (CITY) (STATE) (ZIP)	

Warranty Deed

BOOK 11702 PAGE 885

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

CLEMENTS-BARTOSH INTERESTS, L.L.C., A TENNESSEE LIMITED LIABILITY COMPANY

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

MARY ELLEN RAGAN, Unmarried

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 7 as shown on the Revised Final Plat of Whitworth, Phase 3, Section 2, of record in Book 7900, page 969 said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Clements-Bartosh Interests, L.L.C., a Tennessee Limited Liability Company, by deed from Third National Bank in Nashville, of record in Book 9567, page 685, Register's Office for Davidson County, Tennessee.

Exhibit "A" more particularly sets forth the easements described on said plat, which easements are hereby granted and reserved. The areas that are subject to said easements are cross-hatched.

Exhibit "A" depicts the approximate location and configuration of the residences constructed or to be constructed on the affected lots. It is intended that the easements extend to the outside wall of each residence in the areas noted even if a residence is not constructed exactly as depicted on Exhibit A..

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING: (SEE ATTACHED EXHIBIT "B")

unimproved ( )
This is improved (X) property, known as 410 Prestwick Court (House Number) (Street) Nashville, TN 37205 (City) (State) (Zip)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. We do covenant with said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 8th day of October, 19____.

CLEMENTS-BARTOSH INTERESTS, L.L.C.

By: GARY FOX, MARKETING DIRECTOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Gary Fox, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Marketing Director of Clements-Bartosh Interests, L.L.C., the within named bargainor, a limited liability company, and that he, as such Marketing Director, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as such Marketing Director.

Witness my hand and official seal at office this 8th day of October, 1999. 1999.

Michelle Stringer
Notary Public

My Commission expires 9/23/2003

MICHELLE STRINGER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

0646374

RECEIVED & RECORDED

99 OCT 14 AM 9:11

REGISTER
DAVIDSON COUNTY, TN.

EXHIBIT "A"

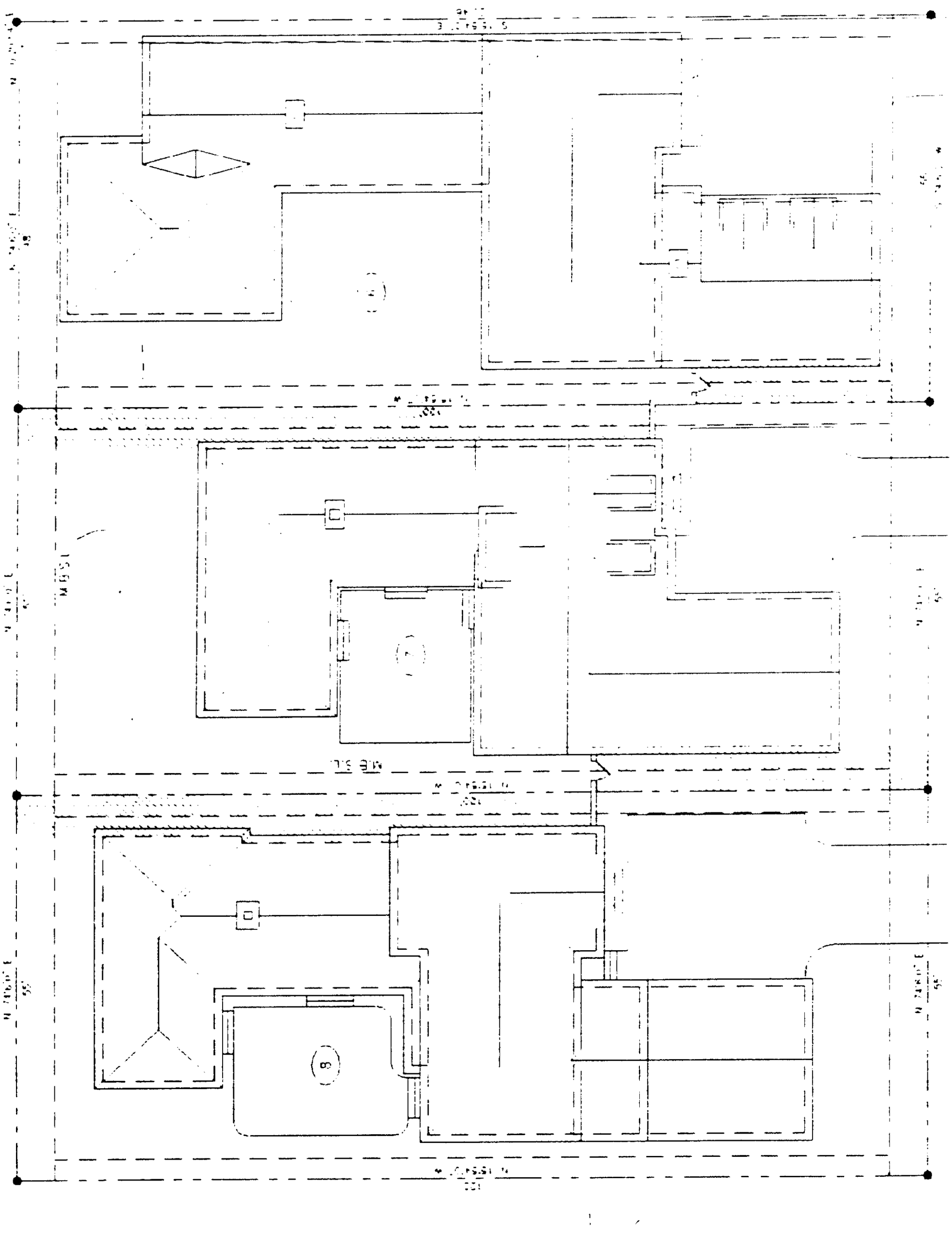


EXHIBIT "B"

1. Various notes, designated building area, a 5-foot public utility and drainage easement along Prestwick Court, and a 5-foot easement for public utilities and drainage purposes along the rear line of said lot, as shown in the Plat Book 7900, page 969, corrected in Book 10270, page 34, Register's Office for Davidson County, Tennessee.

2. Declaration of Covenants, Conditions and Restrictions for Prestwick of record in Book 9567, page 259, Register's Office for Davidson County, Tennessee.

3. Declaration of Covenants, Conditions and Restrictions for SWMA of record in Book 9567, page 185, Register's Office for Davidson County, Tennessee.

4. Declaration of Covenants, Conditions and Restrictions for Section C of record in Book 9567, page 216, Register's Office for Davidson County, Tennessee.

5. Declaration of Covenants, Conditions and Restrictions for The Fairways at Richland of record in Book 9567, page 301, Register's Office for Davidson County, Tennessee.

6. Amendment to the Charter of Incorporation of Whitworth Phase III, Homeowner's Association of record in Book 10428, page 795, Register's Office for Davidson County, Tennessee.

7. Easement for sewer of record in Book 3467, page 204, Register's Office for Davidson County, Tennessee.

8. Designation and Agreement of Declarant in Book 9582, page 868, Register's Office for Davidson County, Tennessee.

9. Deed if Easement of record in Book 9567, page 691, Register's Office for Davidson County, Tennessee.

10. Easement Agreement of record in Book 9778, page 16, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11702 PAGE 889

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

0646374

99 OCT 14 AM 9:11

REGISTER
DAVIDSON COUNTY, TN.

VOID IF NOT PAID BY BANK WITHIN 30 DAYS

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1527462