Instr:200001070002222 Page: 1 OF 2
REC'D FOR REC 01/07/2000 8:25:14AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $342.25

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $92,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF December, 1999.

NOTARY PUBLIC:

MY COMMISSION EXPIRES: 5-28-2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4934 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey L. Brothers 209 Woodmaker Court Nashville, TN 37214	Southeastern Mortgage of TN 115 29th Avenue South Nashville, TN 37212	Map 108.16 Parcel 240

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

Jason Zarecor, unmarried

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Jeffrey L. Brothers, unmarried

Hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, state of Tennessee, described as follows: To wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 112-A ZONE LOT DIVISION OF LOTS 111 THROUGH 113 and 124 THROUGH 126, ON THE PLAN OF PERCY PRIEST WOODS SECTION IV OF RECORD IN PLAT BOOK 6250, PAGE 356 AND 357, AND AS AMENDED IN PLAT BOOK 6900, PAGE 64, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO CHRISTOPHER W. SMITH AND JASON ZARECOR, BOTH UNMARRIED, BY DEED FROM MARCIA LEA SILKWOOD CARTER AS OF RECORD IN BOOK 11039, PAGE 602, SAID REGISTER'S OFFICE. PROPERTY THEN CONVEYED TO JASON ZARECOR BY QUITCLAIM DEED FROM CHRISTOPHER W. SMITH, DATED APRIL 9, 1999, OF RECORD IN BOOK 1140, PAGE 646, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:

1) 2000 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 6900, Page 64, Register's Office for Davidson County, Tennessee, including but not limited to a 10 foot easement for utility and drainage purposes along the rear of said lot, a utility anchor easement over the NW 2 1/2 x 25' of said lot.
3) Property is subject to an easement for water lines granted to Metro Government of record in Book 6147, Page 886, Register's Office for Davidson County, Tennessee.
4) Property is subject to Restrictive Covenants contained in Book 5984, Page 865, and in Book 6250, Page 356, and amended in Book 6900, Page 64 and in Book 6020, Page 270, Register's Office for Davidson County, Tennessee.
5) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 209 Woodmaker Court, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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; and we do covenant with the 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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said 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 my hand(s) this 23rd day of December, 1999.

Jason Zarecor

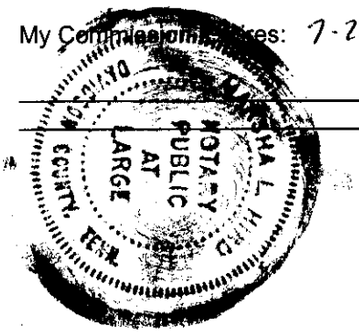
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Jason Zarecor, unmarried, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 23rd day of December, 1999.

Marsha L Reid
NOTARY PUBLIC

My Commission Expires: 7-28-2001



PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076