PREPARED BY (AND RETURN TO):

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W & I Ref: (gj) Title No: 41467
Dav. Co. File: Box 8

Instr:20000210001368B Page: 1 OF 2
REC'D FOR REC 02/10/2000 12:19:12PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $888.00

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
William S. Wright Melissa B. Wright 3611 Woodmont Lane Nashville, TN 37215	FT Mortgage Companies d/b/aFirst Tennessee Mortgage Company, Inc. P. O. Box 146 Memphis, TN 38101

TAX MAP-PARCEL NUMBERS: 116-12-002

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 240000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Thomas Lance McKinnon and spouse, A. Suzanne McKinnon,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William S. Wright and spouse, Melissa B. Wright,** hereinafter called the **Grantee**, Grantee's 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. 11 and part of Lot No. 12 of Block "B", on the Plan of Woodmont Lane Homesites, of record in Book 1130, page 13, said Register's Office, and being described as follows:

BEGINNING at a point in the northwesterly margin of Auburn Lane at the common corner of Lots Nos. 11 and 12; thence South 85 degrees West 157.4 feet to a point in the westerly line of Lot No. 12 on said plan; thence with the line of the same, North 2 degrees 15 minutes West 48.1 feet to the common corners of Lot No. 10, 11 and 12 on said plan; thence with the line between Lots Nos. 10 and 11, northeastwardly 171 feet to a point in the southwesterly margin of Woodmont Lane; thence with the margin of the same, southeastwardly 70 feet to point at the beginning of a curve; thence around said curve southwardly 33.7 feet to a point in the northwesterly margin of Auburn Lane; thence with the margin of the same, southwestwardly 78.4 feet to the point of beginning.

BEING the same property conveyed to Thomas Lance McKinnon and spouse, A. Suzanne McKinnon by deed from Prentice Carl Marsh, Jr., and Marie Coz Marsh of record in Book 10667, page 700, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2000, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 1130, Page 13, said Register's Office, which Plan shows a 30 foot minimum building setback line from Auburn Lane and a 50 foot minimum building setback line from Woodmont Lane and 10 foot easement for public utility along the rear line of that portion of Lot 12 line(s); Subject to the flow of a ditch waterway across so much of the premises that may lie therein.

This is improved property, known as: 3611 Woodmont Lane, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 4th day of February, 2000.

Thomas Lance McKinnon **A. Suzanne McKinnon**

State of Tennessee
County of Davidson

On this 4th day of February, 2000, before me the undersigned authority, personally appeared **Thomas Lance McKinnon** and **A. Suzanne McKinnon**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP 5-28-2000

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 240000.00

Affiant

Sworn and subscribed before me on the 4th day of February, 2000.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP 5-28-2000