WARRANTY DEED

My Commission Expires October 25, 2003

DAVIDSON COUNTY, TN
Notary Public At Large
LAURA MATTHEWS

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 2000

Notary Public

MY COMMISSION EXPIRES: 11-25-03
(AFFIX SEAL)

Instr:200004060034966 Page: 1 OF 2
REC'D FOR REC 04/06/2000 3:20:49PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $391.83

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 1900, 201 Fourth Ave., N., Nashville, Tennessee 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary Jones	First Franklin Financial Corp.	MAP 128-06-0-A
(NAME)	(NAME)	
502 Stacy Square Terrace	2300 Main Street, Section B	PARCEL 502
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Irvine, CA 92614	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Derek N. Bowers and Melissa G. Bowers, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary Jones and wife, Amy Jones

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 Unit No. 502, together with the appurtenant interest in the common elements of Stacy Square Townhomes II, Condominium, a horizontal property regime established by Master Deed and By-Laws, of record in Book 6497, page 700, amended in Book 8117, page 891, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan as attached as Exhibit "A" to the aforementioned Master Deed and being located upon Lot No. 4 on the Plan of Stacy Square Townhomes II of record in Plat Book 6250, page 159, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Derek N. Bowers and wife, Melissa G. Bowers, by deed from Eileen Prindiville Carell of record in Book 10978, page 652, said Register's Office. The said Derek N. Bowers and Melissa G. Bowers have since divorced as evidenced by Final Decree of Divorce, Fourth Circuit Court for Davidson County, Tennessee, Case No. 99D-2485.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations, restrictions and easements as may affect the premises.

This is improved (X) unimproved ( ) property, known as 502 Stacy Square Terrace, Nashville, TN 37221
(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 our hand s this 31st day of March, 2000

Derek N. Bowers

Melissa G. Bowers

STATE OF TENNESSEE

COUNTY OF ~~WILLIAMSON~~ DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Derek N. Bowers and Melissa G. Bowers, both unmarried

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of March, 2000.

Commission expires 10-25-03

Laura Matthews
Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who upon _____ oath acknowledged _____ to be _____ of the _____ the within named bargainor, and corporation, and that _____ as such _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

LAURA MATTHEWS Notary Public At Large DAVIDSON COUNTY, TN

My Commission Expires October 2 2003

My commission expires _____

_____
Notary Public