Instr:200004170038280 Page: 1 OF 2
REC'D FOR REC 04/17/2000 1:48:08PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $954.60

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 258,000.00

Fern K Holley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF April, 2000

ROBERT L. SCRUGGS NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

Notary Public

MY COMMISSION EXPIRES: Feb. 23/24/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fern K. Holley (NAME)	First Volunteer Bank of Tennessee (NAME)	MAP 172-02
6024 Deer Trace Drive (ADDRESS)	1834 Gunbarrel Road (ADDRESS)	PARCEL 112
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Chattanooga, TN 37421 (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, Bradley J. Duke and wife, Donna J. Duke

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fern K. Holley and husband, Bruce Holley

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. 78 on the Plan of Myrtlewood Estates, Phase 2, Section 9, of record in Plat Book 7900, page 231, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Bradley J. Duke and wife, Donna J. Duke by deed from Ira T. Adams and Martha Adams of record in Book 9800, page 234, said Register's Office.

This conveyance is subject to (a) 2000 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 900, page 231, said Register's Office; and (c) restrictive covenants of record in Book 8639, page 358 and Book 8194, page 197, said Register's Office.

unimproved ( )
This is improved (X) property, known as 6024 Deer Trace Drive, Nashville, Tennessee 37211
(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 14th day of April 2000

Bradley J. Duke
Bradley J. Duke by Christa Shreffler, Attorney in Fact

Donna J. Duke
Donna J. Duke by Christa Shreffler, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bradley J. Duke and wife, Donna J. Duke

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 14th day of April, 2000.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ 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 _____, and attesting the same by the said _____ as such _____.

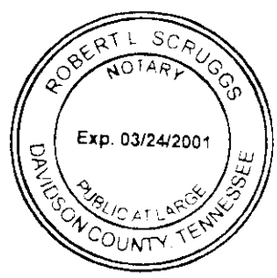
Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 14th day of April, 2000, before me personally appeared Christa Shreffler, to me known to be the person who executed the foregoing instrument on behalf of Bradley J. Duke and Donna J. Duke and acknowledged that she executed the same as the free act and deed of Bradley J. Duke and Donna J. Duke. Witness my hand and seal this 14th day of April, 2000.



Notary Public