Instr:200004170038385 Page: 1 OF 2
REC'D FOR REC 04/17/2000 3:03:31PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $832.50

THIS INSTRUMENT PREPARED BY:
MUDTER & PATTERSON
ATTORNEYS-AT-LAW
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

FILE: Box 9B
First Title and Escrow Company, Inc.

FTEC No. 17151

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $225,000.00

Affiant

Subscribed and sworn to before me, this 14th day of April, 2000.

Notary Public

My Commission Expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
LINDA N. CHASE	SUNSHINE MORTGAGE CORPORATIO	Map 131-15
4705 Benton Smith Road	P.O. Box 9274	Parcel 51
Nashville, Tennessee 37215	Marietta, Georgia 30065	FB 16DA30838

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, NORMAN DAKE CLARKE, JR., DEVISEE UNDER THE LAST WILL AND TESTAMENT OF JEANNE BRUMIT CLARKE, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to LINDA N. CHASE, UNMARRIED, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4705 Benton Smith Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 14th day of April, 2000.

NORMAN DAKE CLARKE, JR.

By: Norman Dake Clarke Jr. by Krystal Alison
KRYSTAL ALISON, ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED
SIMULTANEOUSLY HEREWITH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KRYSTAL ALISON, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said NORMAN DAKE CLARKE, JR., and is authorized by the said NORMAN DAKE CLARKE, JR., to execute this instrument on his behalf.

Witness my hand, at office, this 14th day of April, 2000.

My Commission Expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires SEPT. 23, 2000

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Harpeth Acres Section Seven, as of record in Plat Book 2331, page 154, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Norman D. Clarke and wife, Jeanne B. Clarke by deed from Howard L. Gibson and wife, Margaret M. Gibson of record in Book 2904, page 161, said Register's Office. The said Jeanne B. Clark having since died, being predeceased by Norman D. Clarke and devising said property to Norman Dake Clarke, Jr. by Will of record in Will Book 229, page 663, Probate Court for Davidson County, Tennessee, Docket No. 99P1345.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 2591, page 632; (3) Easements of record in Book 4275, page 535; and (4) All matters appearing on the Plan of record in Plat Book 2331, page 154, said Register's Office.