Instr:200004270041846 Page: 1 OF 2
REC'D FOR REC 04/27/2000 2:17:58PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $323.75

THIS INSTRUMENT PREPARED BY:
Mudter & Patterson
Attorneys-at-Law
2000 Richard Jones Road, #110
Nashville, Tennessee 37215

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

FTEC No. 17065

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $87,500.00

Mary Ann Farris
Affiant

Subscribed and sworn to before me, this 25th day of April, 2000.

Notary Public

My Commission Expires: 11/29/03

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
MARY ANN FARRIS	FIRST HORIZON HOME LOAN CORP	MAP 81-16
919 Phillips Street	P.O. Box 146	PARCEL 684
Nashville, Tennessee 37208	Memphis, Tennessee 38101	FB# 4W10655

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, MBHD, LLC,*("Grantor"), has this day bargained and sold, and does hereby transfer and convey to MARY ANN FARRIS, 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.

*a Tennessee limited liability company

This is improved property located at 919 Phillips Street, Nashville, Tennessee 37208.

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 25th day of April, 2000.

MBHD, LLC

By Jessica Leveen Vice President
JESSICA LEVEEN, VICE PRESIDENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JESSICA LEVEEN, 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 VICE PRESIDENT of MBHD, LLC, the maker, or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 25th day of April, 2000.

My Commission Expires: 11/29/03

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being part of Lot No. 183, on the Plan of Judge John McNairy's Mansion House Tract, described as follows:

BEGINNING on the southerly margin of Haslam Street at Mrs. Mary Haslam's northwest corner, thence westerly with the southerly margin of said Haslam Street, 40 feet thence at right angles southerly 93 feet thence at right angles easterly 2-3/4 feet thence at right angles southerly 6 feet passing through the center of the well; thence at right angles westerly 2-3/4 feet thence at right angles southerly 30 feet to the northerly margin of an alley; thence with said alley easterly 40 feet to said Haslam's southwest corner; thence with her westerly line northerly 129 feet to the beginning.

Being the same property conveyed to MBHD, LLC by deed from Kathleen L. Wilkinson of record in Book 11304, page 549, rerecorded immediately prior hereto, said Register's Office.

This conveyance is made subject to 2000 Taxes, which have been prorated and assumed by the Grantee.