This Instrument Was Prepared By:
Davis & Jordan, PC
5210 Maryland Way, Suite 202
Brentwood, TN 37027

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D-J

Instr:20000504004510l Page: 1 OF 2
REC'D FOR REC 05/04/2000 11:29:42AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $151.70

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged, **Richard James Grosjean, a married man**, ("Grantor") has bargained and sold, and does hereby bargain, sell and convey unto **William Thomas Dunn and wife Linda Carol Dunn** (Collectively "Grantee") the following described real estate located in Davidson County, Tennessee, more particularly described as follows:

Unit No. F-11, of Southern Hills Condominium created under Title 66, Charter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6594, Page 502, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1, of said Master Deed,. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete description of such Unit.

This being the same property conveyed to Richard James Grosjean, an unmarried person by Warranty Deed of Freeman Webb Developers, Inc., A Tennessee Corporation recorded July 03, 1985 in Book 6598, Page 802, Register's Office for Davidson County, Tennessee.

This property is known as 370 Wallace Road, F-11, Nashville, Tenn. 37211

This property is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantees, its (their) successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantees that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 28th day of April, 2000.

Richard James Grosjean
Grantor

Elizabeth Stewart
Grantor

ELIZABETH STEWART, WIFE OF RICHARD JAMES GROSJEAN, JOINS HEREIN FOR THE PURPOSE OF CONVEYING ANY RIGHT TITLE OR INTEREST SHE MAY HAVE IN THE HEREIN DESCRIBED PROPERTY BY VIRTUE OF HER MARRIAGE TO RICHARD JAMES GROSJEAN

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

I, Notary Public in and for said county and state, do hereby certify **that Richard James Grosjean and Elizabeth Stewart** personally appeared before me and is known or proved to me to be the person who being informed of the contents of the foregoing instrument has executed same and acknowledged said instrument to be their free and voluntary act and deed and that they executed said instrument for the purposes and uses therein set forth.

Witness my hand and official seal this 28th day of February, 1999.

Notary Public

My Commission Expires: _____

k:\katty4\capital\wise\warranty deed

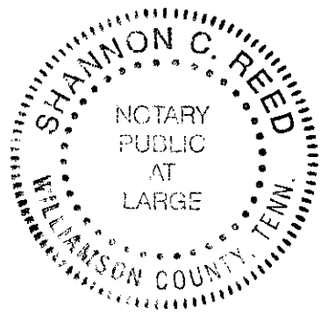
My Commission Expires OCT. 1, 2002

STATE OF TENNESSEE)
) SS
COUNTY OF WILLIAMSON)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$ 41,000.00** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Richard James Grozean
Affiant



My Commission Expires OCT. 1, 2002

Subscribed and sworn to before me this 28th day of April, 2000.

Shannon C Reed
Notary Public

Commission Expiration:_____

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
W. William Davis Davis & Jordan, PC 5210 Maryland Way, Suite 202 Brentwood, TN 37027	Pioneer Mortgage 225 Noah Drive, #360 Franklin, Tenn. 37064	370 Wallace Road, F-11 Nashville, Tenn. 37211

MAP PARCEL NUMBER
147-3-B-6C0

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