Box 2

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $812,500.00

Cheryl L. Boxe
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th day of May, 2000.

Betty Hodges
Notary Public

MY COMMISSION EXPIRES:
My Commission Expires
2/10/2003
(AFFIX SEAL)

Record & Return To:

Southern Title Services, LLC

Three Maryland Farms, Suite 150
Brentwood, TN 37027
File #200011146

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Erich B. Groos, Jr.	SunTrust Bank	Map 145-05-0Parcel 022.0
(NAME) 1208 Vintage Place	(NAME) 201 Fourth Avenue North	
(ADDRESS) Nashville,, TN 37215	(ADDRESS) Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, THOMAS W. ORCUTT, unmarried, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto ERICH B. GROOS, JR., AND WIFE JANE L. GROOS , hereinafter called the GRANTEE(S), 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. 5 on the Plan of Vintage Place, as of record in Book 4460, page 148, Register's Office for said County, described as follows:

Said Lot No. 5 begins at a point in the northerly margin of Vintage Place, the common front corner of Lots Nos. 4 and 5; thence along the line between said lots northwardly 393.0 feet to a point, the common rear corner of Lots Nos. 4 and 5; thence North 57 degrees 58' East 85.6 feet to a concrete monument; thence South 87 degrees 03' 23" East 362.28 feet to an iron pin set in concrete in the westerly margin of Lot No. 6; thence along the line between said lots, South 28 degrees 55' East to a point in the northerly margin of Vintage Place; thence along the northerly margin of Vintage Place westwardly 290.61 feet to the point of beginning.

Being the same property conveyed to Thomas W. Orcutt, M.D. and wife, Betty S. Orcutt by deed from C. WilliamAndree, III, et ux in Book 5270, Page 141, RODC, TN. The said Betty S. Orcutt having since died.

Subject to Restrictive Covenants in Book 4704, Page 991, Register's Office, Davidson County, Tennessee; All matters as shown on the Plan of record in Book 4460, page 148, said Register's Office; Easement as set out in Instrument of record under Instrument No. 200004180038989, said Register's Office.

unimproved ( )
This is improved(X) property, known as 1208 Vintage Place, Nashville, TN
(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 GRANTEE(S), their heirs assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and GRANTEE(S)/GRANTOR(S) agreeing to pay said tax when due; 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 GRANTEE(S), 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 my/our hand(s) this 5th day of May, 2000.

Thomas W. Orcutt

Thomas W. Orcutt

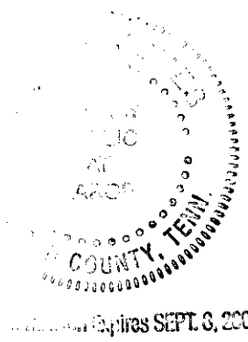
Instr:200005100047424 Page: 1 OF 2
REC'D FOR REC 05/10/2000 3:05:15PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $3006.25

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 5th day of May, 2000, personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Thomas W. Orcutt, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 5th day of May, 2000.

Notary Public
My Commission Expires:



Expires SEPT. 8, 2001