PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
104 Woodmont Blvd., Ste. 100
Nashville, Tennessee 37205
Ph. (615) 298-3312- Fax. 292-8746
E-mail: wilkins.ivey@home.com

W & I Ref: (st) Title No: 41630
Dav. Co. File: Box 8

Instr:20000517004959 4 Page: 1 OF 3
REC'D FOR REC 05/17/2000 10:39:01AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $943.50

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Patricia L. Hudson 6518 Currywood Drive Nashville, TN 37205	Bank Of America 2059 Northlake Parkway Tucker, GA 30084

TAX MAP-PARCEL NUMBERS: 115-10-074

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 255,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles F. McMinn and spouse, Louise B. McMinn,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Patricia L. Hudson,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 103 on the Plan of West Meade Estates, Section 1 of record in Plat Book 2663, Page 110, Register's Office for said County.

Said Lot No. 103 fronts 132 feet on the broken northeasterly margin of Currywood Drive and extends back 411.8 feet on the northwesterly line and 238.9 feet on the easterly line to a dead line in the rear, measuring 226.8 feet thereon.

Being the same property conveyed to Charles F. McMinn and wife, Louise B. McMinn by deed from Leon L. Kiev and wife, Selma M. Kiev of record in Book 6809, Page 259, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to: Taxes for 2000, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2663, Page 110, said Register's Office, which Plan shows a 100 foot minimum building setback line from Currywood Drive and a 10 foot easement for public utility purposes along the rear line(s)

This instrument is executed on behalf of Charles F. McMinn and Louise B. McMinn by Martha M. Gentry as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 6518 Currywood Drive, Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of May, 2000.

Charles F. McMinn
Charles F. McMinn, By: Martha M. Gentry, Atty-In-Fact

Louise B McMinn
Louise B. McMinn, By: Martha M. Gentry, Atty-In-Fact

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 255,000.00

Patricia D Johnson
Affiant

Sworn and subscribed before me on the 12th day of May, 2000.

Notary Public

My Commission Expires: _____

PEGGY WILLIAMS JR
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN
EXP. 5-28-2000

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 **Martha M. Gentry**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Charles F. McMinn** and **Louise B. McMinn**, as Attorney-in-Fact, as a free act and deed of the said Principal(s).

Witness my hand and official seal at Nashville, Tennessee, this the 12th day of May, 2000.

Notary Public

My Commission Expires:_____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

EXHIBIT "A"
To
WARRANTY DEED

FROM: Charles F. McMinn and Louise B. McMinn

TO: Patricia L. Hudson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal(s) thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by a principal's death, disability, or incapacity.

Further the Affiant Saith not.

Martha M. Gentry
Martha M. Gentry, Affiant

Sworn to and subscribed before me this
12th day of May, 1900.

Notary Public

My Commission Expires:_____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000