BOX 15

Instr:20000531005402l Page: 1 OF 2
REC'D FOR REC 05/31/2000 1:28:28PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $434.75

This Instrument Prepared By:
Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

NEW OWNER(S) ADDRESS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Richard A. Stallings	SouthTrust Mortgage Corp.	Map 93-10-A
437 Second Avenue, South	210 Wildwood Parkway	Parcel 437
Nashville, Tennessee 37201	Birmingham, AL 35209	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, we

EDWARD TEMPLETON AND WIFE, CAROL TEMPLETON

have bargained and sold and by these presents do hereby transfer and convey unto the said

RICHARD A. STALLINGS, UNMARRIED

GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

UNIT NO. 437 in Howell Park, a Condominium, a Horizontal Property Regime as shown in a plan recorded in Book 6250, page 868, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 6816, page 411, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Howell Park, Condominium Apartments, contained in the Master Deed and By-laws appended thereto, recorded in Book 6816, page 411, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

BEING the same property conveyed to Edward Templeton and wife, Carol Templeton, by deed of record in Book 8015, page 514, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO:

1. 2000 taxes;

2. Terms and provisions of Master Deed and By-Laws of record in Book 6816, page 411, as amended, Register's Office for Davidson County, Tennessee;

3. Plan of record in Book 6250, page 868, said Register's Office, shows an Owner's Certificate and certain notes, easements and setback lines.

This is improved property known as 437 Second Avenue, South, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever. And, we do covenant with the said GRANTEES 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, except as above set forth. And, 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 GRANTEES, their heirs and assigns against the lawful claims of all persons whomsoever, except as set forth above.

Whenever 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 our hands this 30th day of May, 2000.

EDWARD TEMPLETON

CAROL TEMPLETON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared EDWARD TEMPLETON AND WIFE, CAROL TEMPLETON, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, the within named bargainors, and, who, upon oath, acknowledged that they executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 30th, day of May, 2000.

NOTARY PUBLIC

My commission expires: 5-28-03 .

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $117,500.00.

Sworn to and subscribed before me this 30th day of May, 2000.

NOTARY PUBLIC

My commission expires: 4/22/2003.

LARRY N. WESTBROOK
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN