OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

Instr:200006070056946 Page: 1 OF 2
REC'D FOR REC 06/07/2000 1:15:54PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $740.00

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 200,000.00

Subscribed and Sworn to Before Me
SUBSCRIBED AND SWORN TO BEFORE ME THIS 5th DAY OF June, 2000.

George H. Cate, Jr.
NOTARY PUBLIC

My Commission expires: 5-27-01

THIS INSTRUMENT PREPARED BY

GEORGE H. CATE, JR., 95 White Bridge Road, Suite 503, Nashville, TN 37205
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
CHRISTINE FLY et al (NAME)	SAME (NAME)	MAP: 131-10
1342 Burton Valley Road (ADDRESS)	(ADDRESS)	PARCEL: 70
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 200,000.00 ~~cash in hand paid by the hereinafter named grantees~~, and other good and valuable consideration, the receipt of which is hereby acknowledged, we,

CHRISTINE FLY, expressly reserving a life estate

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey ~~unto~~ a remainder interest unto
DAVID RUTKOWSKI and wife, STEPHANIE RUTKOWSKI

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

Being Lot No. 74 on the Plan of Section II, First Addition, Seven Hills, as of record in Book 2663, page 51, Register's Office for said County, and described as follows:

BEGINNING at a point in the southeasterly margin of General Lowrey Drive, at the corner of Lots Nos. 73 and 74; thence with the line between said lots, southeasterly 259.63 feet to the line of Lot No. 75; thence with the line between Lots Nos. 74 and 75, southwesterly 298 feet to the northeasterly margin of Burton Valley Road; thence with the margin of the same, northwesterly 172.61 feet to the beginning of a curve; thence around said curve, northerly 39.17 feet to the margin of General Lowrey Drive; thence with the margin of the same, northeasterly 172.76 feet to the point of beginning.

Being the same property conveyed to Francis L. Fly and wife, Christine P. Fly, by Deed from Karl E. Haury and Reese L. Smith, Jr., of record in Book 2903, page 631, Office of the Register for Davidson County, Tennessee, the said Francis L. Fly having since died.

The above described property is conveyed subject to restrictions of record in Book 2798, page 361, said Register's Office.

This is unimproved ( ) improved (X) property, known as 1342 Burton Valley Road, Nashville, TN 37215
(House Number) (Street) (City) (State) (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 GRANTEES, their heirs and assigns, forever. We do covenant with 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, unless otherwise set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, 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 our hands this 5th day of June, ~~19~~ 2000.

Christine P. Fly
CHRISTINE FLY

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named CHRISTINE FLY

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 5th day of June, 19 2000.

My Commission expires:
5-27-01

George H. Cate
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public