THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 172,750.00

Richard A. Kleiner
Affiant

Subscribed and sworn to before me, this 6th day of June, 2000

Deanie L. Gregory
Notary Public

My Commission Expires: 3-23

Instr:200006070056987 Page: 1 OF 2
REC'D FOR REC 06/07/2000 2:13:05PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $639.18

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
RICHARD A. KLEINER 931 Percy Warner Boulevard Nashville, Tennessee 37205	AmSouth Bank 2050 Parkway Office Circle Birmingham, Alabama 35244	MAP 129-15 PARCEL 15

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVENTY TWO THOUSAND SEVEN HUNDRED FIFTY AND NO/100-------- ($ 172,750.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, JOHN E. HARNISH AND WIFE, JUDITH A. HARNISH hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto RICHARD A. KLEINER AND WIFE, ANN L. GORDON hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 241 on the Plan of Warner Park Valley, Section 1, as of record in Book 3600, pages 12, 13 and 14, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to John E. Harnish and wife, Judith A. Harnish, by deed from Donald H. Treese and wife, Lois W. Treese, of record in Book 8994, page 384, Register's Office for Davidson County, Tennessee.

This is improved property known as 931 Percy Warner Boulevard, Nashville, Tennessee 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 GRANTEEs, their heirs and assigns, forever.

GRANTORs COVENANT___ with the said GRANTEEs that they 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 follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Warner Park Valley, Section 1 of record in Book 3600, page 12, 13 & 14, Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 6th day of June, 2000.

JOHN E. HARNISH

JUDITH A. HARNISH

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

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 JOHN E. HARNISH AND WIFE, JUDITH A. HARNISH, the bargainor s, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 6th day of June, 2000.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____ day of _____.

My Commission Expires: _____

Notary Public