(1)

Box 34
pbw

16533

THIS INSTRUMENT PREPARED BY:
J. Michael Morgan
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

WARRANTY DEED

Instr:200007200071918 Page: 1 OF 3
REC'D FOR REC 07/20/2000 2:07:15PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $693.75

Name and Address of New Owner:
Coury A. Adams and Marianne S. Tutalo
1808-B Ashwood Avenue
Nashville, Tennessee 37212

Send Tax Bills To:
SunTrust Mortgage, Inc.
P.O. Box 57028
Irvine, California 92619-7028

Street Address of Subject Property:
1808-B Ashwood Avenue
Nashville, Tennessee 37212

Map-Parcel No:
Map 104-16
Parcel 412

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **GENE ADAMS, CO-TRUSTEE AND JUDY ADAMS, CO-TRUSTEE AS TRUSTEES FOR THE ADAMS FAMILY TRUST,** hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents do transfer and convey unto **COURY A. ADAMS AND MARIANNE S. TUTALO, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,** hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the plan of Belmont Ashwood Subdivision of record in Plat Book 7900, page 307, (part of former easterly 33 feet of Lot No. 137 and the westerly 75 feet of Lot No. 138, Revised Plan of George W. Blair's Subdivision of Belmont Heights, of record in Book 332, page 117) Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Gene Adams, Co-Trustee and Judy Adams, Co-Trustee, as Trustees for The Adams Family Trust by Quitclaim Deed from Gene Adams and wife, Judy Adams of record in Book 10767, page 531, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. 2000 Davidson County taxes which have been prorated by the parties and assumed by the Grantees; and

2. All matters shown on the Plan of record in Book 7900, page 307, Register's Office for 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 GRANTORS do covenant with the said GRANTEES that they are lawfully seized 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; and GRANTORS do further covenant and bind themselves, their heirs and assigns, 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. 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 19th day of July, 2000.

THE ADAMS FAMILY TRUST

By: _____ Trustee
GENE ADAMS, CO-TRUSTEE

By: Judy Adams, Trustee
JUDY ADAMS, CO-TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 19th day of July, 2000, before me personally appeared Gene Adams, Co-Trustee and Judy Adams, Co-Trustee, Trustees for The Adams Family Trust, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

_____
Notary Public

My Commission Expires: 5/20/2004

RICHARD W. SEBASTIAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Richard W. Sebastian
My Commission Expires
May 30, 2004
STATE OF TENNESSEE

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $187,500.00.

Affiant

Subscribed and sworn to before me, this the 19th day of July, 2000.

NOTARY PUBLIC

My commission expires: 5/30/2004

RICHARD W. SEBASTIAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Richard W. Sebastian
My Commission Expires
May 30, 2004
STATE OF TENNESSEE