Instr:200008140080197 Page: 1 OF 2
REC'D FOR REC 08/14/2000 12:31:32PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $1507.75

File Box 8

FROM: John B. Bearden and wife, Laura M. Bearden

TO: Deborah Douglas Tallent Barcus

THIS INSTRUMENT PREPARED BY:
WALLER LANSDEN DORTCH & DAVIS,
a Professional Limited Liability Company
511 Union Street, Suite 2100
Nashville, Tennessee 37219-1760

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Deborah Douglas Tallent Barcus	Bank of America	Map 117-1-E
105 Hanover Square	6200 Gateway	Parcel 15
Nashville, Tennessee 37215	Cypress, CA 90630-4842	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $407,500.00.

Deborah Douglas Tallent Barcus
Affiant

Subscribed and sworn to before me, this the 11th day of August, 2000.

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Comm. Expires: 5/30/04

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, John B. Bearden and wife, Laura M. Bearden, hereinafter called "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto Deborah Douglas Tallent Barcus, hereinafter called "GRANTEE", her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> A certain condominium apartment in Davidson County, Tennessee, being Unit No. 7A on the Condominium Site Plan showing Lot #7A Hanover Square, as of record in Book 5210, page 260, Register's Office for said County, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to John B. Bearden and wife, Laura M. Bearden, by deed from James P. Bennett and wife, Sybil DeWitt Bennett, of record in Book 8117, page 215, said Register's Office.

Said property is transferred subject to the limitations, restrictions, and encumbrances as set forth below:

1. 2000 Metropolitan Government taxes, which have been prorated.

2. All matters shown on the plan of record in Book 5210, page 260, said Register's Office.

3. Terms and conditions of the Master Deed for Hanover Square, and the By-Laws appended thereto, of record in Book 5380, page 164, as amended in Book 5565, page 948, said Register's Office.

4. Sanitary sewer and/or storm drainage easement to the Metropolitan Government of Nashville and Davidson County, of record in Book 5287, page 947, said Register's Office.

5. Driveway easement conveyed to James N. Green and Sheila G. Green, of record in Book 5526, page 175, said Register's Office.

6. Patio and Fence easement conveyed to James N. Green and wife, Sheila G. Green, of record in Book 5526, page 170, said Register's Office.

7. Conditional Exclusive Use Easement granted by all the unit owners of Hanover Square to James N. Green and wife, Sheila G. Green, for the premises known as the tennis court area, of record in Book 5565, page 956, said Register's Office.

This is improved property located at 105 Hanover Square, Nashville, Tennessee 37215.

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, her heirs and assigns, forever, and GRANTORS do covenant with the said GRANTEE 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, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 hand this 11th day of August, 2000.

John B. Bearden

Laura M. Bearden

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 B. Bearden and Laura M. Bearden, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 11th day of August, 2000.

NOTARY PUBLIC

My Commission Expires: _____

JEANETTE L. RAMER
NOTARY PUBLIC
DAVIDSON

My Commission Expires JULY 26, 2003