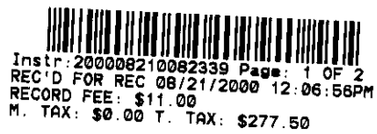
Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #00-1356

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 consideration, the receipt of which is hereby acknowledged, the undersigned Jeffrey McNinch, unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto David C. Waggoner, unmarried, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Unit No. 305, of the Park Road Condominium created under Title 64, Sections 2701 et seq., as amended as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5845, Page 831, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of The Park Road Condominium of record in Book 5200, Page 390, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Jeffrey McNinch by deed of record in Book 7189, Page 88, Registers office for said County.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 3314 West End Ave. #305, Nashville TN 37203.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 18th day of August, 2000

Jeffrey McNinch

State of Tennessee)
County of Davidson)

On this 18th day of August, 2000, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Jeffrey McNinch, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 9-29-2001

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 75,000.00.

Affiant

Sworn and subscribed before me on this the 18th day of August, 2000.

Notary Public

My Commission Expires: 3/23/02

NEW OWNER:
David C. Waggoner
3314 West End Ave. #305
Nashville, TN 37203

RESPONSIBLE FOR TAX PAYMENT:
Same

TAX MAP-PARCEL #:
104-6-B-305CO