PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 09/07/00 14:32 2pgs
Fees:11.00 Taxes:740.00
20000907-0088659

W & I Ref: (st) Title No: 41820
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Barbara B. Davis 734 Davidson Road Nashville, TN 37205	Suntrust Mortgage, Inc. 901 Semmes Avenue Richmond, VA 23224

TAX MAP-PARCEL NUMBERS: 115-07-007

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 200,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **W. Guy McClurkan III, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Barbara B. Davis,** 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:**

Land in Davidson County, Tennessee, being Lot No. 500 on the Plan of record in Plat Book 2331, Page 153, Register's Office for said County.

Said Lot no. 500 fronts 117.1 feet on the broken northerly margin of Davidson Road and extends back 353.9 feet on the easterly line and 351.7 feet on the westerly line to a dead line in the rear, measuring 113.2 feet thereon.

Being the same property conveyed to W. Guy McClurkan, III, unmarried by deed from Jean Hargrove Peek, Executrix of the Estate of Pauline Jordan Grimes of record in Book 11042, Page 233, Register's Office for said County.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to: Taxes for 2000, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2331, Page 153, said Register's Office, which Plan shows a 65 foot minimum building setback line from Davidson Road and a 10 foot easement for public utility purposes along the rear line(s)

As a part of the consideration of this deed, and as evidenced by their acceptance hereof, the Grantee hereby assumes and agrees to pay and be bound by all the terms and conditions of that certain deed of trust including any due on sale or other addendum and/or rider thereto, dated July 29, 1998, and recorded in Deed Book 11042, Page 236, among the aforesaid land records, securing unto SunTrust Bank payment of the original principal sum of $161,900.00.

In consideration of the Lender's permitting assumption of the indebtedness evidenced by the Note described in and secured by the above described Deed of Trust, Borrower hereby waives Borrower's rights under Paragraph 17 of such Deed of Trust and hereby agrees that such assumption SHALL RELEASE Borrowers obligations under the Deed of Trust or Note secured thereby.

This is improved property, known as: 734 Davidson Road, Nashville, TN 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 Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

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.

WITNESS THE EXECUTION HEREOF this 28th day of July, 2000.

W. Guy McClurkan III

State of Tennessee
County of Davidson

On this 28th day of July, 2000, before me the undersigned authority, personally appeared **W. Guy McClurkan III** 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.

My Commission Expires: 5/30/04

Notary Public

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

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 200,000.00

Barbara B. Davis
Affiant

Sworn and subscribed before me on the 28th day of July, 2000.

My Commission Expires: 5/30/04

Notary Public

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