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Davidson County DEEDWARR
Recvd: 09/21/00 09:47 2pgs
Fees:11.00 Taxes:386.65
20000921-0093833

Prepared by:
Lassiter, Tidwell & Hildebrand,
Attorneys at Law
5120 Virginia Way, C-22
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $104,500.00

Jill A. Bennett
Affiant

Subscribed and sworn to before me, this 1st day of September, 2000.

Carol L. Tidwell
Notary Public
My commission expires: 10/09/00

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires October 9, 2000

Address of New Owner:	Send Tax Bills to:	Tax Information
Jill A. Bennett	SunTrust Mortgage, Inc.	162-05-009
5205 Byrne Drive	P.O. Box 26149	009
Nashville TN 37211	Richmond, VA 23260-6149	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jason L. Braly and wife, Michele H. Braly, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jill A. Bennett and Leslie C. Ridgeway, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No .81 on the Plan of Southwood Subdivision of record in Plat Book 2663, page 125, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Jason L. Braly and wife, Michele H. Braly by deed from William C. Jones, Sr. and wife, Jennie M. Jones of record in Book 11176, page 142, Register's Office for Davidson County, Tennessee.

As part of the consideration of this deed, and as evidenced by their acceptance hereof, the Grantee(s) hereby assume and agree 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 10/26/98, and recorded in Book 11176, page 145, Register's Office for Davidson County, Tennessee, securing unto payment of the original principal sum of $89,980.00.

In consideration of Lender's permitting assumption of the indebtedness evidenced by the Note described in and secured by the above described Deed of Trust, Lender hereby agrees that such assumption SHALL RELEASE Jason L. Braly and wife, Michele H. Braly's, obligations under the Deed of Trust or Note secured thereby.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5205 Byrne Drive, Nashville, Tennessee 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 1st day of September, 2000.

Jason L. Braly

Michele H. Braly

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jason L. Braly and Michele H. Braly, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Nashville, TN, this 1st day of September, 2000.

Notary Public

My Commission expires 10/09/00

