WARRANTY DEED

RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 10/18/00 08:34 2pgs
Fees:11.00 Taxes:512.45
20001018-0103147

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 138,500.00

Phyllis L. Sesler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF October, 2000

Mitchell A. Watts
Notary Public

MY COMMISSION EXPIRES: April 22, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phyllis L. Sesler (NAME)	SouthTrust Mortgage Corporation (NAME)	142-9-D-132
1057 General George Patton Road (ADDRESS)	210 Wildwood Parkway (ADDRESS)	9D-76134
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Birmingham, Alabama 35209 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Claire M. McKinney, unmarried, and Jennifer J. McKinney Frye, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phyllis L. Sesler and husband, Gary L. Sesler

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 Unit No. 1057, together with the Carport designated No. 1057-C, in River Plantation, Section Six, Phase One, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Six, Phase One, Condominium Apartments, as recorded in Book 5200, Pages 359 and 360, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restricitive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Six, Phase One, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 5794, Page 526, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

BEING the same property conveyed to Claire M. McKinney and Jennifer J. McKinney, by deed from Elizabeth B. Nash, of record in Book 10585, Page 370, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

AUSTIN W. FRYE, spouse of the above named Jennifer J. McKinney Frye, joins in this conveyance for the purpose of releasing any and all right he may have in and to the above described property, especially his marital rights.

THIS instrument is being executed in behalf of Jennifer J. McKinney Frye, pursuant to a Power of Attorney executed by same on the 6th day of September,

CONTINUED

unimproved ( )
This is improved (X) property, known as 1057 General George Patton Road, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, 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 hand s this 16th day of October, 2000

Claire M. McKinney by her Attorney in fact Martha McKinney
Claire M. McKinney

Jennifer J. McKinney Frye by her Attorney in fact Martha McKinney
Jennifer J. McKinney Frye
By: Martha McKinney, Attorney-in-fact

Austin W. Frye by his Attorney in fact Martha McKinney
Austin W. Frye
By: Martha McKinney, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, Larry N. Westbrook, a Notary Public in and for said County and State, the within named Claire M. McKinney

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16th day of October, 2000.

Commission expires April 22, 2001

Larry N. Westbrook
Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public of said State and County aforesaid personally appeared Martha McKinney, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Jennifer J. McKinney Frye and Austin W. Frye, and Claire M. McKinney as Attorney-in-Fact, and acknowledged that she executed the same as the free act and deed of the said Jennifer J. McKinney Frye and Austin W. Frye and Claire M. McKinney.

Witness my hand and seal at office this 16th day of September, 2000.

_____
Notary Public - Larry N. Westbrook

My Commission Expires: April 22, 2001

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

LEGAL DESCRIPTION CONTINUATION

2000, and being filed for record simultaneously herewith.

THIS instrument is being executed in behalf of Austin W. Frye, pursuant to a Power of Attorney executed by same on the 13th day of September, 2000, and being filed for record simultaneously herewith.

THIS instrument is being executed in behalf of Claire M. McKinney pursuant to a Power of Attorney executed by same on the 16th day of October, 2000, and being filed for record simltaneously herewith.