BOX 44

THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

Davidson County DEEDWARR
Recvd: 10/31/00 09:40 3pgs
Fees:15.00 Taxes:3330.00
20001031-0107784

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE TENNESSEE DAVIDSON COUNTY Exp. 10/25/2003

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $900,000.00.

x Catherine C. Delaney
Affiant

Subscribed and sworn to before me, this 30th day of October, 2000.

Notary Public

My Commission Expires: _____

Address New Owner As Follows:
Dennis T. Delaney and
Catherine C. Delaney
614 Lynwood Blvd.
Nashville, TN 37205

Send Tax Bills To:
Fifth Third Mortgage Co.
250 W. Main Street
Lexington, Ky 40507

Map-Parcel Number:
130-3-99
Field Book No. BM 1280

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ANN SCOTT CARELL AND HUSBAND, MONROE CARELL, JR.,** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **DENNIS T. DELANEY AND WIFE, CATHERINE C. DELANEY**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

See Exhibit "A" attached.

The said Monroe Carell, Jr. husband of Ann Scott Carell, hereby joins in the execution of this deed for the purpose of conveying any interest he may have in said property by reason of marital status.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. Matters shown on the Plan of record in Book 421, pages 102 and 103, Register's Office for Davidson County, Tennessee.

This is improved property known as 614 Lynwood Blvd., Nashville, Tennessee 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 Grantees, their heirs and assigns, forever; and we 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS our hand this 30th day of October, 2000.

Ann Scott Carell

Monroe Carell, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ANN SCOTT CARELL**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of October, 2000.

Notary Public

My Commission Expires: 10/25/2003

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MONROE CARELL, JR.,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of October, 2000.

Notary Public

My Commission Expires: 10/25/2003

147276.1

EXHIBIT "A"

Parcel A:

Land in the 7th Civil District of Davidson County, Tennessee, being parts of Lots Nos. 204 and 223 on the Plan of a part of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for said County, described together as follows:

Beginning on the easterly margin of Lynwood Boulevard at an iron pin in concrete at the corner of Lots Nos. 203 and 204; thence with the easterly margin of said Boulevard southwardly 155.3 feet to the northwest corner of the property conveyed to Frances Orr Vance by deed from Mary Dozier Vess and husband, of record in Book 1491, page 387, said Register's Office; said point being 45.87 feet north of the corner of Lots Nos. 204 and 205; thence with the northerly line of said Vance property South 77 degrees 15 minutes East 223.8 feet to Vance's northeast corner, continuing in the same direction 84.8 feet, in all 308.6 feet to an iron pin; thence North 6 degrees 40 minutes East 198.7 feet to an iron pin on the northerly line of Lot No. 223; thence with said line North 86 degrees 45 minutes West 75.3 feet to the corner of Lots Nos. 204 and 223; continuing in the same direction and with the northerly line of said Lot No. 204, 210.6 feet, in all 285.9 feet to the beginning.

Parcel B:

Being parts of Lots Nos. 222 and 223 on the Plan of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for said County, Tennessee, and being shown as part of an unnumbered tract, lying west of Lots 1, 2 and 3, on the Map of Royal Oaks-Veevers' Addition, as of record in Book 3083, page 13, said Register's Office, and described as follows:

Beginning at the southwest corner of Lot No. 1 of said Veevers' Addition; thence westerly on a continuation of the southerly line of Lot 1, 155.9 feet to a point; thence northerly 237.5 feet to a point; thence easterly 136.4 feet to a point in the westerly line of Lot 3; thence with the westerly line of Lots 3, 2 and 1, southerly 246.1 feet to the point of beginning.

Being the same property conveyed to Monroe Carell, Jr. and wife, Ann Scott Carell by deed from William W. Stiller and wife, Julia F. Stiller, of record in Book 4777, page 621, Register's Office for Davidson County, Tennessee, also, being the same property conveyed to Ann Scott Carell by Quitclaim deed from Monroe Carell, Jr., of record in Book 6726, page 731, Register's Office for Davidson County, Tennessee.