WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 310,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October, 2000

Notary Public

MY COMMISSION EXPIRES: ~~March 27, 2004~~ 10-25-03
(AFFIX SEAL)

CHARLES A. SULLIVANT, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris & Associates, 222 Second Avenue South, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry G. Maxwell (NAME)	Capital Bank & Trust Company (NAME)	131-6B
614 Summerwind Circle (ADDRESS)	1820 West End Avenue (ADDRESS)	49CO
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (CITY) (STATE) (ZIP)	7DA 92383

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, Suzette P Denslow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry G. Maxwell and wife, Kathleen S. Maxwell

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 Lot No 45 on the Plan of Burton Hills Village of Summerwind, Tract 12, as of record in Book 6250, page 811, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Suzette P Denslow by deed from Frank Woods Brahan Jr, unmarried of record in Book 11237, page 181, Register's Office for Davidson County, Tennessee.

Declaration of covenants, conditions and restrictions as contained of record in Book 6691 , page 593, Book 6778, pages 510, 532 & 536, Book 6911, page 120, Book 6917, page 736, Book 7046, page 520, Book 7076, page 691, Book 7146, page 188, Book 9882, page 733 and Book 11407, page 927 said Register's Office.

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

Davidson County DEEDWARR
Recvd: 11/02/00 08:28 2pgs
Fees:11.00 Taxes:1147.00
20001102-0108663

unimproved ( )
This is improved (X) property, known as 614 Summerwind Circle, Nashville, Tennessee 37215
(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 my hand this 30th day of October, 2000

Suzette P Denslow

Suzette P Denslow

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Suzette P Denslow

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 Brentwood, Tennessee, this 30th day of October, 2000.

Commission expires March 27, 2004

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO.

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