THIS INSTRUMENT PREPARED BY: MUDTER & PATTERSON ATTORNEYS-AT-LAW 2000 Richard Jones Rd.,Suite 110 Nashville, Tennessee 37215 FILE: Box 9B First Title and Escrow Company, Inc. FTEC No. 17496	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is: $131,000.00 Richard Courtney Affiant Subscribed and sworn to before me, this 31st day of October, 2000. Notary Public My Commission Expires: 9-25-2004

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
RICHARD COURTNEY	COUNTRYWIDE HOME LOANS	103-4
2909 POSTON AVENUE	750 OLD HICKORY BLVD., #180	383
NASHVILLE, TN 37203	BRENTWOOD, TENNESSEE 37027	25W04745

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, JOHN HOWARD FRIDRICH, UNMARRIED, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to RICHARD COURTNEY AND WIFE, BETH COURTNEY, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4026 Nebraska Avenue, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 31st day of October, 2000.

JOHN HOWARD FRIDRICH

By: John Howard Fridrich
GERALD D. FRIDRICH, JR., ATTORNEY-IN-FACT
BY POWER OF ATTORNEY
RECORDED SIMULTANEOUSLY
HEREWITH

ATTY IN FACT

Davidson County DEEDWARR
Recvd: 11/02/00 11:12 2pgs
Fees:11.00 Taxes:484.70

20001102-0108815

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GERALD D. FRIDRICH, JR., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said JOHN HOWARD FRIDRICH, and is authorized by the said JOHN HOWARD FRIDRICH, to execute this instrument on his behalf.

Witness my hand, at office, this 31st day of October, 2000.

My Commission Expires: _____

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being the easeterly 50 feet of the westerly 100 feet of Lot No. 69 on the Plan of West End Annex, as subdivided by Sylvan Park Land Company, as of record in Book 332, page 61, described as follows:

Said part of Lot 69 fronts 50 feet on the northerly side of Nebraska Avenue and extends back 158.3 feet along the easterly and westerly side lines to an alley.

Being the same property conveyed to John Howard Fridrich by deed from Cobey Pitcher, a single person of record in Book 11604, page 651, said Register's Office.

This conveyance is made subject to: (1) 2000 Taxes, which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record in Plat Book 332, page 61, said Register's Office.