WARRANTY DEED

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,000.00

x Jana J Dickson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF November, 2000

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jana J. Dickson (NAME)	Franklin American Mortgage (NAME)	MAP 117-15-A
1900 Richard Jones Rd. #B205 (ADDRESS)	501 Corporate Drive, Suite 400 (ADDRESS)	PARCEL 73CO
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Franklin, Tennessee 37067 (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, Sue Ellen Lee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jana J. Dickson and Vivian V. Burns, both unmarried, joint tenants with right of survivorship

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. B-205 on the Plan of Green Hills Terrace, of record in Plat Book 5200, page 64, said Register's Office to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Sue Ellen Lee by quitclaim deed from Patricia Carden Spicer, Trustee, with full power to convey, encumber, mortgage and dispose of the property without the joinder of any beneficiary pursuant to a Trust Agreement dated September 15, 1988, being recorded simultaneously herewith.

This conveyance is subject to (a) 2000 real property taxes which have been prorated and assumed by the grantor(s); (b) all matters appearing on the plan of record in Book 5200, page 64, said Register's Office; and (c) master deed and by-laws of record in Book 5304, page 702, Book 7841, page 557, and Book 9830, page 181, said Register's Office.

Davidson County DEEDWARR
Recvd: 11/14/00 09:17 2pgs
Fees:11.00 Taxes:229.40

20001114-0112699

unimproved ( )
This is improved (X) property, known as 1900 Richard Jones Rd. #B205, 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 10th day of November, 2000

Sue Ellen Lee by Jon B. Sherido, Attorney in Fact

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State of Tennessee
County of Davidson

On this 10th day of November, 2000, before me personally appeared Jon B. Sheridon, 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 Sue Ellen Lee and acknowledged that he executed the same as the free act and deed of Sue Ellen Lee.

Witness my hand and seal this 10th day of November, 2000.

My commission expires: _____

Notary Public

