THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

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 $ 116,500.00

Jill A.L. Denmark
Affiant

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

Notary Public

My Commission Expires: 9-29-01

Address New Owner:	**Send Tax Bills To:**	**Map & Parcel Nos.**
JILL A.L. DENMARK 519 S. 11th Street Nashville, Tennessee 37206	BANK OF AMERICA 1400 Best Plaza Drive Suite 101 Richmond, Virginia 23227	MAP 94-1 PARCEL 16

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SIXTEEN THOUSAND FIVE HUNDRED AND NO/100---------- ($ 116,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I, ROBERT WOODARD, UNMARRIED hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto JILL A.L. DENMARK, UNMARRIED hereinafter called the Grantee___, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lots Nos. 13 and 14 on the Plan of Payne, Blakemore and Cummings Addition to East Nashville of record in Book 57, page 70, Register's Office for Davidson County, Tennessee.

SAID Lots Nos. 13 and 14 adjoin and front 50.0 each on the easterly side of South 11th Street and run back between parallel lines 161.0 feet to an alley.

BEING the same property conveyed to Robert Woodard, unmarried, by deed from Risley P. Lawrence, Jr., married, of record in Book 9911, page 477, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 12/04/00 09:18 2pgs
Fees:11.00 Taxes:431.05
20001204-0118481

This is improved property known as 519 S. 11th Street, Nashville, Tennessee 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE___, her heirs and assigns, forever.

GRANTOR___ COVENANT_s_ with the said GRANTEE___ that he is lawfully seized and possessed of said land in fee simple, ha_s_ a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Payne, Blakemore & Cummings Addition to Nashville of record in Book 57, page 70, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind_s_ himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, her___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF _I__ have hereunto set _my_ hand___on this the __30th__ day of __November___, 2000.

ROBERT WOODARD

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

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 ROBERT WOODARD, UNMARRIED, the bargainor____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ____he_____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal this __30th__ day of __November, 2000__.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 this _____day of _____.

My Commission Expires: _____

Notary Public