18 A
Cuff

THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE COUNTY OF DAVIDSON
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. 17565	The actual consideration or value, whichever is greater, for this transfer is: $430,000.00 Affiant Subscribed and sworn to before me, this 1st day of December, 2000. Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
EDWARD J. MARINO	BANK OF AMERICA, N.A.	117-9-C
215 BURLINGTON PLACE	2059 NORTHLAKE PARKWAY	27.00 CO
NASHVILLE, TENNESSEE 37215	TUCKER, GA 30084	7DA39294

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, PAUL E. BOKLAGE, MARRIED, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to EDWARD J. MARINO AND WIFE, ANN M. MARINO, ("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 215 Burlington Place, Nashville, Tennessee 37215.

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.

Sally Boklage, spouse of Paul E. Boklage, joins in the execution of this instrument for the purposes of conveying any interest she may have in the subject property by virtue of her marriage to the said Paul E. Boklage.

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 1st day of December, 2000.

Davidson County DEEDWARR
Recvd: 12/04/00 13:39 2pgs
Fees:11.00 Taxes:1591.00

20001204-0118948

PAUL E. BOKLAGE

Sally Boklage
SALLY BOKLAGE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PAUL E. BOKLAGE AND SALLY BOKLAGE, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of December, 2000.

My Commission Expires:

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 27 on the Plan of Burlington, as of record in Plat Book 5200, pages 403-406, amended in Book 6592, page 397, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Paul E. Boklage by deed from Mario Ferrari of record in Book 9528, page 493, said Register's Office.

This conveyance is made subject to: (1) Restrictions of record in Book 5863, page 796, amended in Book 6046, page 134; (2) Easements of record in Book 6929, page 646, and Book 3401, page 545; (3) By-Laws of record in Book 5863, page 815; (4) Dedication of common area of record in Book 6504, page 207; (5) Charter of record in Book 5869, page 168, amended in Book 7570, page 316, and in BOok 7866, page 386; and (6) All matters appearing on the Plan of record in Plat Book 5200, pages 403 thru 406, amended in Book 6592, page 397, said Register's Office.