BOX 15

THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 17631**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $337,500.00. Affiant Subscribed and sworn to before me, this 30th day of NOVEMBER, 2000. Notary Public My Commission Expires AT LARGE 4/22/01

WARRANTY DEED

Address New Owner: Mr./Mrs. Patrick H. O'Connell 6021 Ashland Drive Nashville, Tennessee 37215	**Send Tax Bills To:** National Bank of Commerce 115 29th Avenue South Nashville, TN 37212	**Tax Information:** MAP 144-15 PAR 37 FB FH 14214

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, JEFFERY BRADFORD BAKER AND WIFE, CRYSTAL ANN BAKER ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to PATRICK H. O'CONNELL AND WIFE, SUSAN H. O'CONNELL ("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 6021 Ashland Drive, 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.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of NOVEMBER, 2000.

JEFFERY BRADFORD BAKER

CRYSTAL ANN BAKER, BY: JEFFERY BRADFORD BAKER, ATTORNEY-IN-FACT

Davidson County DEEDWARR
Recvd: 12/05/00 16:05 3pgs
Fees:15.00 Taxes:1248.75
20001205-0119828

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, JEFFERY BRADFORD BAKER, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of NOVEMBER, 2000.

My Commission Expires: 11/29/03

Notary Public

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEFFERY BRADFORD BAKER, 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 said CRYSTAL ANN BAKER and is authorized by the said CRYSTAL ANN BAKER to execute this instrument on HIS behalf.

Witness my hand, at Office, this 29th day of November, 2000.

My commission expires:
11/29/03

Notary Public

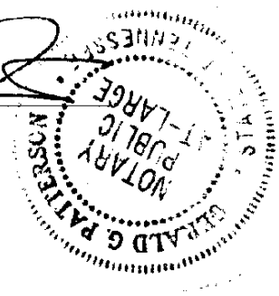


EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 411 on the Plan of Hillsboro Park, Section IV, as of record in Plat Book 2331, page 142, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Jeffery Bradford Baker and wife, Crystal Ann Baker by deed from Miriam M. Ingman of record in Book 11426, page 585, said Register's Office.

This conveyance is made subject to all matters appearing on the Plan of record in Plat Book 2331, page 172, said Register's Office.