ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
James and Charlie Traylor		MAP: 060-02-0
3070 Richmond Hills Drive	(same)	
Nashville, TN 37207		PARCEL: 075.00

This instrument prepared by: Robert J . Notestine, III, Attorney, Box 26B
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205 12-10449

Davidson County DEEDWARR
Recvd: 01/02/01 08:04 2pgs
Fees:11.00 Taxes:320.05

20010102-0000139

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Richmond Hills Land Trust,** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto, **James and Charlie Traylor** (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of Parkwood Estates, Section 1, of record in Plat Book 2900, pages 119-120 , Register's Office for Davidson County, Tennessee.

Said Lot No. 13 fronts 75 feet on the easterly side of Richmond Hill Drive and runs back 145 feet on the northerly line and 126.4 feet on the southerly line to a dead line in the rear on which it measures 93 feet thereon.

Being the same property conveyed to Richmond Hills Land Trust by Deed from Robert M. Wilson, Successor Trustee, dated December 23, 1999, of record in Instrument Number 200001040000848, Register's Office for said County.

This conveyance is subject to:

1. Taxes for the year 2001 and subsequent years,

2. Plan of Record in Book 2900, pages 119-120, Register's Office for Davidson County, Tennessee.

3. Easement of record in Book 221, page 384, Register's Office for Davidson County, Tennessee.

This is improved property known as 3070 Richmond Hills Drive, Nashville, TN 37207.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $86,500.00.

Affiant

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me this 29th day of December, 2000.

Notary Public

My Commission Expires: 1-25-2003

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

And Grantor do es covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 29th day of December, 2000.

Richmond Hills Land Trust

Michael Collier

By Michael Collier

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 Michael Collier, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and gives acknowledgment that he is the representative of the Richmond Hills Land Trust, and who upon oath, acknowledged executing the within instrument for the purposes therein contained by signing his name as such representative.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of December, 2000.

Donald E. Kniffen

Notary Public

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1-25-2003