Return TO:

This Instrument Was Prepared By:
W. WILLIAM DAVIS, ATTORNEY
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TENN. 37027

Davidson County DEEDWARR
Recvd: 01/11/01 11:01 2pgs
Fees:12.00 Taxes:536.50
20010111-0003537

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged, VENTURE PROPERTIES, A TENNESSEE GENERAL PARTNERSHIP, ("Grantor") has bargained and sold, and does hereby bargain, sell and convey unto TOSHA PICKETT, A MARRIED WOMAN ("Grantee") the following described real estate located in Davidson County, Tennessee, more particularly described as follows:

**LAND IN DAVIDSON COUNTY, TENNESSEE
BEING LOT NO. 10 ON THE PLAN OF
CONFEDERATE HILL LOGS, AS OF RECORD IN
BOOK 57, PAGE 32, REGISTER'S OFFICE FOR
DAVIDSON COUNTY, TENNESSEE.**

**BEING PART OF THE SAME PROPERTY
CONVEYED TO VENTURE PROPERTIES BY
QUIT CLAIM DEED FROM ALINE SWAIN,
SUBSTITUTE TRUSTEE FOR THE WILLIAM C.
MCCULLOUGH FAMILY TRUST DATED
AUGUST 31, 1994 AND RECORDED SEPTEMBER
09, 1994 IN BOOK 9460, PAGE 941, REGISTER'S
OFFICE FOR DAVIDSON COUNTY,
TENNESSEE.**

This property is known as 900 SHELBY AVENUE, NASHVILLE, TENNESSEE, 37206.

This property is subject to matters shown on the Plan of record in Book 57, Page 32, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantee, its (their) successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 9th day of January, 2001.

**VENTURE PROPERTIES
A TENNESSEE GENERAL PARTNERSHIP**

BY: _____
Chan McCullough, General Partner

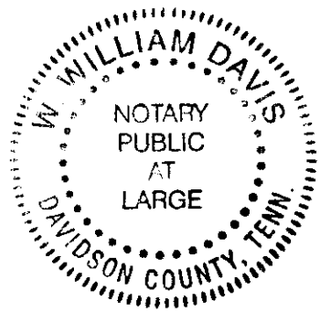
STATE OF TENNESSEE)
) SS
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Chan McCullough, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the General Partner of Venture Properties, a Tennessee General Partnership, the within named Bargainor, and that he as such General Partner executed the foregoing instrument for the purposes therein contained, by signing the name of the General Partnership by himself as such General Partner.

Witness my hand and official seal this 9th day of January, 2001.

Notary Public

My Commission Expires:_____



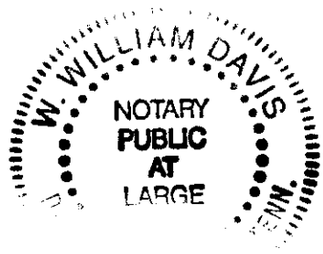
My Commission Expires JAN. 27, 2001

STATE OF TENNESSEE)
) SS
COUNTY OF Davidson)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$ 145,000.00** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant



Subscribed and sworn to before me this 9th _day of January, 2001.

Notary Public

My Commission Expires JAN. 27, 2001

Commission Expiration:_____

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
W. William Davis 219 Ward Circle Suite 3 Brentwood, Tenn. 37027	Wells Fargo Home MOrtgage	900 Shelby Avenue Nashville, Tennesssee 37206

MAP PARCEL NUMBER
82-16-398

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