Space reserved for recording information:

Davidson County DEEDWARR
Recvd: 07/11/01 08:57 2pgs
Fees:13.00 Taxes:329.30

20010711-0073772

WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,000.00

X Sara Ford
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 29th DAY OF JUNE, 2001.

W. AARON FORTNER NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY, TN

(Affix Seal)

Notary Public

My Commission Expires: July 16, 2002

Preparer's File #-01F388

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ESCROW SERVICES OF TENNESSEE, LLC
100 Winners Circle, Suite 150
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Sara Ford	Mortgage Edge Corporation	12-15-A-13 CO
21 Vaughn's Gap Road	45195 Business Court, Suite 100	
Nashville, TN 37205	Sterling, VA 20166	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, BENITA DOUGHTY, unmarried hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto SARA FORD, unmarried hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 13 of Belle Meade Highlands Condominium created Under Title 66, Chapter 27, Section 101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 7091, page 302, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Belle Meade Highlands Condominium as set forth in Exhibit A-2 of said Master Deed foe a more complete description of said Unit.

The premises herein conveyed is a " condominium project " established pursuant to the provisions of the Tennessee " Horizontal Property Act " as set out in Section 66-27-101 et. Seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to the easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Belle Meade Highlands Condominium Apartments of record in Book 7091, page 302, Register's Office for said County.

Being the same property conveyed to Benita J. Doughty, an unmarried person by deed from Ruth E. Zahler, an unmarried person of record in Book 9767, page 110, filed on 08/18/1995, said Register's Office.

This conveyance is subject to any and all restrictions and easements of record.

( ) unimproved

This is (X) improved property known as **21 Vaughn's Gap Road, Nashville, Tennessee 37205**

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this **29th** day of **June, 2001**:

Benita Doughty by Wallace McKinley, Atty in fact
Benita Doughty

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BENITA DOUGHTY, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, TN, this 29th day of June, 2001.

Notary Public

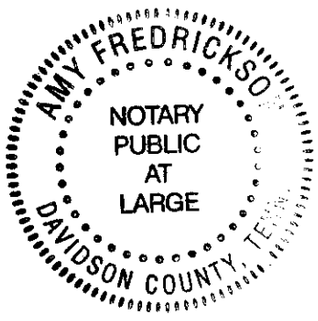
My Commission Expires: _____

State of Tennessee
County of Williamson

On this 29th day of June, 2001, before me personally appeared Hollace McKinley, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Benita Doughty acknowledged that such person executed the same as the free act and deed of Benita Doughty.

My Commission Expires: 9-28-02

Notary Public



My Commission Expires