Box 36

THIS INSTRUMENT PREPARED BY:
J. Michael Morgan
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
File No. 17298

Davidson County DEEDWARR
Recvd: 07/19/01 09:42 3pgs
Fees:18.00 Taxes:447.70
20010719-0076491

WARRANTY DEED

Name and Address of New Owner:
Elizabeth C. Mannix
1635 Clay Street #2
San Francisco, California 94109

Send Tax Bills To:
SunTrust Mortgage Inc.
P.O. Box 57028
Irvine, CA 92619-7028

Street Address of Subject Property:
2813 Galesburg Drive
Nashville, Tennessee 37217

Map-Parcel No:
Map 150-05
Par. 201.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **GARY F. ELLIOTT, AN UNMARRIED PERSON,** hereinafter called **"GRANTOR"**, has bargained and sold, and by these presents does transfer and convey unto **ELIZABETH C. MANNIX,** hereinafter called **"GRANTEE,"** her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 716 on the Plan of Edge-O-Lake Estates, Section 17, of record in Book 4460, page 44, in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Gary F. Elliott and wife, Emily D. Elliott, by Deed from Arthur C. McGrady and wife, Wilma E. McGrady, of record in Book 4735, page 212, in the Register's Office for Davidson County, Tennessee. The said Emily D. Elliott since being deceased.

The conveyance of the above described parcel of land is subject to the following:

1. 2001 Davidson County taxes which have been prorated between the parties and assumed by the Grantees herein;

2. All matters shown on the Plan of record in Book 4460, page 44, Register's Office for Davidson County, Tennessee; and

3. Restrictive Covenants of record in Book 4549, page 802, said Register's Office.

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, her heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 our hands this 17th day of July, 2001.

GARY F. ELLIOTT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 17th day of July, 2001, before me personally appeared Gary F. Elliott, an unmarried person, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as his free act and deed.

Notary Public

My Commission Expires:_____

J. MICHAEL MORGAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $121,000.00.

Pamela B. Wilson
Affiant

Subscribed and sworn to before me, this the 16th day of July, 2001.

J. Michael Morgan
NOTARY PUBLIC

My commission expires: _____

J. MICHAEL MORGAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE