Box 44

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

Davidson County DEEDWARR
Recvd: 08/01/01 09:19 2pgs
Fees:13.00 Taxes:4902.50

20010801-0081303

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***1,325,000.00.

Affiant

Subscribed and sworn to before me this 31st day of July, 2001.

Notary Public

My Commission Expires: 10/25/2003

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
WILLIAM J. VARESCHI 2025 Sunset Hills Terrace Nashville, Tennessee 37215	SAME	MAP 145 PARCEL 129

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE MILLION THREE HUNDRED TWENTY FIVE THOUSAND AND 00/100 ($***1,325,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees the receipt of which is hereby acknowledged, I, LINDA McGAUGHEY, TRUSTEE OF THE LINDA McGAUGHEY FAMILY TRUST UNDER AGREEMENT DATED SEPTEMBER 18, 1990, with full power to sell, transfer, convey and encumber without joinder of any beneficiary, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto WILLIAM J. VARESCHI and SUSAN L. VARESCHI, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 5 on the Revised Final Plat of Lots 4 and 5 "2002 Tyne" as of record in Plat Book 8250, page 470, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Linda McGaughey, Trustee of the Linda McGaughey Family Trust Under Agreement dated September, 18, 1990, with full power to sell, transfer, convey and encumber without joinder of any beneficiary, by deed from George B. Mudter, Jr., Trustee, with full power to sell, transfer, convey and encumber without joinder of any beneficiary, of record in Book 9779, page 617, Register's Office for Davidson County, Tennessee.

This is improved property known as 2025 Sunset Hills Terrace, Nashville, Tennessee 37215

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

GRANTOR COVENANTS with the said GRANTEES that she as Trustee 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 follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantees.

2. Matters, if any, shown on the plan of Revised Final Plat of Lots 4 and 5 "2002 Tyne" of record in Book 8250, page 470, Register's Office for Davidson County, Tennessee.

3. Restrictive Covenants contained in an instrument or record in Book 7341, page 704, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds her successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 26th day of July, 2001.

LINDA McGAUGHEY FAMILY TRUST UNDER
AGREEMENT DATED SEPTEMBER 19, 1990

BY: Linda McGaughey
Linda McGaughey, Trustee

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 LINDA McGAUGHEY, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she as Trustee executed the within instrument for the purposes therein contained by signing in her capacity as Trustee.

Witness my hand and official seal this 26th day of July, 2001.

Mitchell A. Watts
Notary Public

My Commission Expires: 9.29.01

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN