File Box 9-B
First Title & Escrow Co., Inc.
#18368

This Instrument Prepared By:
Kathryn H. Pennington
Suite 1050 American Center
3100 West End Avenue
Nashville, TN 37203

NEW OWNER	SEND TAX BILL	MAP-PARCEL NO.
David A. Fox and spouse, Carrington N. Fox 228 Craighead Avenue Nashville, Tennessee 37205	Union Planters Bank 2005 Richard Jones Rd. Nashville, TN 37215	Map 104-13 Parcel 94

Davidson County DEEDWARR
Recvd: 10/15/01 13:25 2pgs
Fees:13.00 Taxes:1320.90

20011015-0112055

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **DUARD STEPHENSON SULLIVAN** and spouse, **DEBRA DAMRICH SULLIVAN** ("Grantors"), have bargained and sold, and by these presents do transfer and convey to **DAVID A. FOX** and spouse, **CARRINGTON N. FOX**, ("Grantees"), their heirs, successors, and assigns, certain real estate (the "Property") in Davidson County, Tennessee, described as follows:

> Being Lot No. 5 on the Plan of Bransford Realty Company's Addition to Myrtlewood, being a subdivision of Block "K" Whitland Realty Company, as of record in Book 547, Page 117, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 5 fronts 65 feet on the easterly side of Craighead Avenue, and runs back between parallel lines 180 feet to a dead line.
>
> Being the same property conveyed to Duard Stephenson Sullivan and wife, Debra Damrich Sullivan, by warranty deed from Lorene Pigna, Executrix of the Estate of Edward T. Hickman, deceased, and Lorene Pigna, individually, of record in Book 8699, Page 756, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous deed of record.

TO HAVE AND TO HOLD said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the Grantees, their heirs, successors and assigns, forever.

The Grantors covenant with the Grantees that Grantors are lawfully seized and possessed of the said Property in fee simple; that Grantors have a good right to convey the Property; and that the Property is unencumbered, except as follows:

> Subject to all matters as shown on the Plan of record in Plat Book 547, Page 117, said Register's Office.

This is improved property commonly known as 228 Craighead Avenue, Nashville, Tennessee 37205.

The Grantors further covenant to warrant and forever defend the title to the Property to the Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantors have executed this Warranty Deed this 11th day of October, 2001.

Duard Stephenson Sullivan

Debra Damrich Sullivan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, an official Notary Public of the said county and state, **Duard Stephenson Sullivan and Debra Damrich Sullivan,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND, at office, this 11th day of October, 2001.

Notary Public

My Commission Expires: 5/26/02

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $357,000.00.

Affiant

Sworn to and subscribed before me this 11th day of October, 2001.

Notary Public

My Commission Expires: 11/18/01