THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

Davidson County DEEDWARR
Recvd: 11/30/01 15:34 2pgs
Fees:13.00 Taxes:647.50

20011130-0131890

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF November, 2001.

Notary Public

MY COMMISSION EXPIRES: 5/29/05
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Juanita S. Cate (NAME)	Same (NAME)	MAP 117-02-0-C
652 Timber Lane (ADDRESS)	(ADDRESS)	PARCEL 027.00 CO
Nashville, Tennessee (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Lynne B. Zehnder, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Juanita S. Cate, an unmarried person

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:

Land in Davidson County, Tennessee, being Unit 27 together with the carport Terms, conditions, easements, rights and liens as set forth in the Declaration of Covenants, Conditions and Restrictions for Hunterwood Homeowners Association ofrecord in Book 810, page 497, and the By-Laws appended thereto, of record in Book 810, page 535, said Register's Office.

Unit 27 together with the carport designated Number 27-A as shown in and described by the Master Deed Establishing Horizontal Property Regime with respest to Woodlawn Manor, Inc., including the Surveyor Plans and the Adminstrative By-Laws thereunto attached and exhibited, recorded in Book 3815, page 778, of the Register's office for said County.

Being the same property conveyed to Lynne B. Zehnder, unmarried by deed from Catherine P. Zehnder, unmarried as of record in Instrument No. 200005170049671, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 652 Timber Lane, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and 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 GRANTEES, 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 hand this 27th day of November, 2001

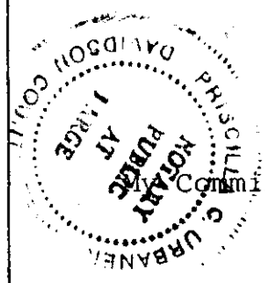
Lynne B. Zehnder by [illegible] Atty in Fact
Lynne B. Zehnder

See instrument #20011129-0130955 for Power of Attorney

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 R. L. Moore whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Lynne Zehnder as her Attorney in Fact, as the free act and deed of the within named Lynne Zehnder.

Witness my hand and official seal at Nashville, TN this 27th day of November, 2001.



Priscilla C. Urbaneja
NOTARY PUBLIC

My Commission Expires: ~~July 24, 2004~~ March 27, 2004