PREPARED BY (AND RETURN TO):

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W & I Ref:(ST) Title No: 43157
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 12/31/01 09:35 2pgs
Fees:13.00 Taxes:102.86
20011231-0144720

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
James Jackson Pat Jackson 3800 Belmont Blvd. Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 147-03-B-071

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$27,800.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David A. Constantino**, married, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **James Jackson and spouse, Pat Jackson** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

A Condominium Apartment in Davidson County, Tennessee being Unit No. D-16 of Southern Hills Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Exhibit A-2 to the Master Deed of record in Book 6594, Page 502, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to David a. Constantino and wife, Linda L. Constantino by deed from Freeman Webb Developers, Inc. a Tennessee Corporation of record in Book 6598, Page 659, Register's Office for Davidson County, Tennessee. The said David A. Constantino and Linda L. Constantino have since divorced. By Quitclaim Deed of record in doc. No. 20011126-0128405, said Register's Office, Linda L. Constantino Jackson conveyed her interest in subject property to David A. Constantino.

Doris Constantino, spouse of David A. Constantino, joins in conveying any interest she might have in subject property.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Exhibit A-2 to the Master Deed in Plat Book 6594, Page 502, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 6594, page 502, Doc. No. 20010924-0103170, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 370 Wallace Road, Nashville, Tennessee 37211

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of December, 2001.

David A. Constántino

Doris Constantino

State of TENNESSEE
County of DAVIDSON

On this 28th day of December, 2001 , before me the undersigned authority, personally appeared David A. Constantino and Doris Constantino , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $27,800.00

Affiant

Sworn and subscribed before me this the 28th day of December, 2001

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

Notary Public