PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref: ST Title No: 43164

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 01/02/02 12:33 3pgs
Fees:18.00 Taxes:435.60
20020102-0000330

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Michael Roy Lord Jr. 400 General George Patton Road Nashville, Tennessee 37221	Suntrust Bank 201 Fourth Avenue North Nashville, Tennessee 37219

TAX MAP-PARCEL NUMBERS: 142-09-F-400

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$118,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Linda J. Brake and Grace M. Hicks**, both single persons, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael Roy Lord Jr.** 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 certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 400 together with the carport designated as 400-C on the plan of River Plantation, Section VIII, Phase II, a condominium, a Horizontal Property Regime, of record in Book 6900, Pages 514-517, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Linda J. Brake and Grace M. Hicks, both single persons, by deed from Robert T. Page and spouse, Kate E. Page of record in Book 9129, Page 598, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6900, Page 514-517, as amended in Book 6900, Pages 654-657, and corrected in Book 6900, Page 397, 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 7417, page 396, Book 7389, page 924, Book 7389 page 941, 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 instrument is executed on behalf of Grace M. Hicks by Linda J. Brake as Attorney in Fact pursuant to a Power of Attorney being recorded simultaneously herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A' to this instrument and incorporated herein by reference.

This is improved property, known as: 400 General George Patton Road, Nashville, Tennessee 37221

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 .

Linda J. Brake
Linda J. Brake

Grace M. Hicks by
Grace M. Hicks By:Linda J. Brake, Atty-in-Fact
Linda J. Brake
attorney in fact

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: $118,000.00

Affiant

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

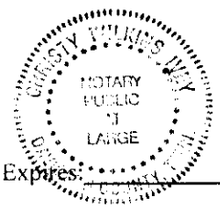
My Commission Expires: CHRISTY WILKINS JACK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY My Commission Expires 7/22/2005

Notary Public

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 J. Brake** with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Grace M. Hicks** , as Attorney-in-Fact, as the free act and deed of the said Principal(s).

Witness my hand and official seal at Nashville, Tennessee, this 28th day of December, 2001



Notary Public

My Commission Expires:_____

My Commission Expires 7/26/2003

EXHIBIT "A"

To
Warranty Deed

FROM: Linda J. Brake and Grace M. Hicks

TO: Michael Roy Lord Jr.

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited is executed by the undersigned as attorney-in-fact for the principal(s) thereon shown.

2. That this execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. Pursuant to the provisions of *Tennessee Code Annotated,* Section 34-6-105(c), of the Uniform Durable Power of Attorney Act, the undersigned Affiant certifies that at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by a principal's death, disability, or incapacity.

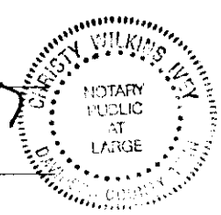
Further the Affiant Saith not.

Linda J. Brake
Linda J. Brake, Affiant

Sworn to and subscribed before me this

28th day of December, 2001

Notary Public



My Commission Expires:_____

My Commission Expires 7/26/2003