FILE BOX 45

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/25/02 14:05 2pgs
Fees:13.00 Taxes:288.60
20020325-0036042

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March 20 02

Notary Public

MY COMMISSION EXPIRES: January 29, 2005
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Evaline Beaird (NAME)	Columbia National Incorporated (NAME)	MAP 51-10-O-B
236 Ellington Place (ADDRESS)	P.O. Box 3050 (ADDRESS)	PARCEL 60
Madison, TN 37115 (CITY) (STATE) (ZIP)	Columbia, MD 21045-6050 (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, Cecil L. Stone and wife, Sharon S. Stone, Trustees U/A/D 7/30/96 of the Stone Joint Revocable Living Trust Agreement; James Ralph Robert and wife, Shirley * HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Evaline Beaird, unmarried

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 236 on the Plan of Ellington Place Condominiums, of record in Plat Book 6250, Page 829, amended by Master Deed in Book 6984, Page 84, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Cecil L. Stone and wife, Sharon S. Stone, Trustees U/A/D 7-30-96 of the Stone Joint Revocable Living Trust Agreement by Quitclaim Deed from Cecil L. Stone, Individually, of record in Book 10162, Page 97; and also being the same property conveyed to James Ralph Robert and wife, Shirley Carter Robert, Trustees U/A/D 8/3/95 by Quitclaim Deed from James R. Robert and wife, Shirley C. Robert, Individually, of record in Book 9967, Page 670; and also being the same property conveyed to Milton S. Herring and wife, Ann L. Herring, Trustees U/A/D, 6/18/93 by Quitclaim Deed from Milton S. Herring, Individually, of record in Book 9076, Page 924, Register's Office for Davidson County, Tennessee. See also deed of record in Book 7606, Page 847, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed, Restrictions, and By-Laws, of record in Book 6984, Page 84 and Book 6984, Page 112, said Register's Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 236 Ellington Place, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

*Carter Robert, Trustees U/A/D 8/3/95; and Milton S. Herring and wife, Ann L. Herring, Trustees U/A/D 6/18/93

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 our hand s this 20th day of March 20 02

Cecil L. Stone by Milton S. Herring his attorney-in-fact — Cecil L. Stone

James Ralph Robert — James Ralph Robert

Sharon S. Stone by Milton S. Herring her attorney-in-fact — Sharon S. Stone

Shirley Carter Robert — Shirley Carter Robert

Milton S. Herring — Milton S. Herring

Ann L. Herring — Ann L. Herring

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 20_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted(or proved to me on the basis of satisfactory evidence) and who upon_____oath(s) acknowledged_____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____on this the _____ day of _____ 20_____ .

My commission expires _____

_____
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, Milton Herring, with 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 Cecil L. Stone and Sharon S. Stone as their Attorney in Fact as the free act and deed of the within named Cecil L. Stone, Sharon S. Stone, ~~James Ralph Robert, and Shirley Carter Robert.~~

Witness my hand and official seal at Nashville, Tennessee this 20th day of March, 2002.

My Commission Expires: 1/29/05

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 James Ralph Robert, Shirley Carter Robert, Milton S. Herring and Ann L. Herring, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 20th day of March, 2002.

My Commission Expires: 1/29/05

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

LEGAL DESCRIPTION CONTINUATION

This conveyance is made subject to: (1) 2002 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 6250, Page 829, said Register's Office.