WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 78,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF April, 2002

Notary Public

MY COMMISSION EXPIRES: 9/25/2004
(AFFIX SEAL)

JUDY S. [illegible]
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENN
My Commission Expires September 25 2004

THIS INSTRUMENT WAS PREPARED BY
Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry Lee Teal, Jr (NAME)	Irwin Mortgage Corp. (NAME)	MAP 129-15-A
21 Vaughn's Gap #F-100 (ADDRESS)	109 Westpark Drive, Ste. 100 (ADDRESS)	PARCEL 100
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Myrtle S. Lambos, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry Lee Teal, Jr, 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 No. 100, of Belle Meade Highlands Condominium, created under Title 66, Chapter 27, Section 101, et seq, as amended, Tennessee Code Annotated and established by a Master Deed, of record in Book 7091, page 302, Register's Office for Davidson County, TN, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit "A-1" of said Master Deed. Reference is hereby made to the Plat of Belle Meade Highlnads as set forth in Exhibit "A-2" of the said Master Deed for a more complete identification and description of such unit.

Being the same property conveyed to Myrtle S. Lambos, by deed from Frank I. St. Charles, III, unmarried, of record in Instrument No 20020110-0004101, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 2002 have been prorated and payment thereof is expressly assumed by the herein Grantee; Subject to any and all restrictions and easements of record; Plan of record in Book 7091, page 302; all in the Register's Office for Davidson County, TN.

The execution of this instrument is effected by the signature of Chris Evans Lambos, Jr. as Attorney-In-Fact for Myrtle S. Lambos, which Power of Attorney is of record in Instrument No. 20020503-0054710, Register's Office for Davidson County, TN.

Davidson County DEEDWARR
Recvd: 05/03/02 13:49 2pgs
Fees:13.00 Taxes:290.45

20020503-0054711

unimproved ( )
This is improved (X) property, known as 21 Vaughn's Gap #F-100, Nashville, TN 37205
(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 30th day of April 2002

Myrtle S. Lambos by Chris Evans Lambos Jr. Attorney-In-Fact
Myrtle S. Lambos

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 _____, _____ .

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 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 _____, _____ .

My commission expires _____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Chris Evans Lambos, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-In-Fact forMyrtle S. Lambos, the within named bargainor, and that he/she as such Attorney in Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the nameMyrtle S. Lambos, the bargainor, by the said Chris Evans Lambos, Jr. as Attorney in Fact.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 30th day of April, 2002..

Notary Public

My Commission Expires: 9/25/2004

JUDY S NELLS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENN
My Commission Expires September 25 2004