STATE OF TENNESSEE
COUNTY OF DAVIDSON

02-2834

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 154,900.00

Peggy Story Woodall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF June

Janis L. Duree
Notary Public

MY COMMISSION EXPIRES: 4/10/2006

RETURN TO:
Advantage Title & Escrow
109 Kenner Avenue
Nashville, TN 37205
615-292-2665
#271

THIS INSTRUMENT WAS PREPARED BY
Escrow Corporation, 131 Indian Lake Road, Suite 203, Hendersonville, Tennessee 37075

NAME	ADDRESS	MAP-PARCEL NUMBERS
ADDRESS NEW OWNER(S) AS FOLLOWS: Benita S. Nichols	SEND TAX BILLS TO: SEBRING CAPITAL PARTNERS	41-16
(NAME) 1124 Bellshire Drive	(NAME) 4000 INTERNATIONAL PKWY #3000	41
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37207	(STREET ADDRES) CARROLLTON, TX 75007	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Ray Guill Woodall and wife, Peggy Story Woodall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Benita S. Nichols, a married woman

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:

Being Lot No. 145 on the Plan of Bellshire Estates, Section V, of record in Plat Book 2133, page 114, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Ray Guill Woodall and wife, Peggy Story Woodall by deed from C. W. Evilcizer and wife, Juanita S. Evilcizer and Robert L. Wilson and wife, Hester L. Wilson, filed of record in Book 2961, page 41, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 06/20/02 12:37 2pgs
Fees:13.00 Taxes:580.53
20020620-0074643

This is improved property known as 1124 Bellshire Drive, Nashville, TN 37207

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 their hands this 7th day of June, 2002.

Ray Guill Woodall
Ray Guill Woodall

Peggy Story Woodall
Peggy Story Woodall

02-2834

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Janis L. Duree, 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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the Ray Guill Woodall the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same be the said _____ as such _____.

Witness my hand and official seal at office at Goodlettsville Tennessee on this the 7th day of June, 2002.

My commission expires 4/10/2006

_____
Notary Public Janis L. Duree

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Janis L. Duree, a Notary Public in and for said County and State, the within named

Ray Guill Woodall and wife, Peggy Story Woodall

the bargainors, 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 Goodlettsville Tennessee, this 7th day of June, 2002.

My commission expires 4/10/2006

_____
Notary Public Janis L. Duree