ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Doug E. Settles 308 E. Palestine Avenue Madison, TN 37115	SunTrust Mortgage 901 Semmes Ave. Richmond, VA 23224	MAP: 052-05-0 PARCEL:094.00

This instrument prepared by: Robert J . Notestine, III, Attorney, Box 26B
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205 02-08-11186

Davidson County DEEDWARR
Recvd: 08/19/02 12:12 3pgs
Fees:18.00 Taxes:358.90

20020819-0099908

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, J. Curtis Tapp, a married person ("Grantor") has bargained and sold, and by these presents do transfer and convey unto, Doug E. Settles, a married person (the Grantee), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being part of Lot No. 16 on an unrecorded Map of George F. Roth's Resubdivision of Lots 19 and 23 of the Montague Subdivision, not of record, and described according to a copy of the survey thereof made April 24, 1946, by Dorris Boner, Surveyor, as follows:

Beginning at the southeast intersection of East Palestine Avenue and Millikins Bend Road; thence with the margin of East Palestine Avenue, southeasterly 315 feet to a corner of Lot No. 12; thence with the line between Lots No. 12 and 16, southwesterly 91.25 feet to a corner of Lot No. 15; thence with the line between Lots Nos. 15 and 16, northwesterly 304.7 feet to the margin of Millikins Bend Road; thence with the margin of the same, northeasterly along a slight curve, 92.25 feet to the point of beginning.

Included in this description but specifically excluded herefrom is that property conveyed to John Edward Wright, Jr., and wife, Shirley J. Wright by deed of record in Book 5156, page 805, said Register's Office, described as follows:

Beginning at the southeast intersection of East Palestine Avenue and Millikens Bend Road; thence with the margin of East Palestine Avenue, southeasterly 150 feet to a point; thence perpendicular to the margin of East Palestine Avenue, southwesterly 91 feet, more or less, to a point in the line between Lots 15 and 16, northwesterly 150 feet to the easterly margin of Millikens Bend Road; thence with the margin of the same northeasterly along a slight curve 92.25 feet to the point of beginning.

Being the same property conveyed to J. Curtis Tapp, Married, by deed from John Clayton Pepper, Trustee, of record in Instrument Number 200003290031368, Register's Office for Davidson County, Tennessee.

Sherry Tapp, wife of J. Curtis Tapp, married, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

This conveyance is subject to:

1. Taxes for the year 2002 and subsequent years.
2. Any and all matters of public record.

This is improved property known as 308 E. Palestine Avenue, Madison, TN 37115

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $97,000.00

Affiant

Subscribed and sworn to before me this
14th day of August, 2002.

Notary Public

My Commission Expires: 05/28/03

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 14th day of August, 2002.

J. Curtis Tapp

Sherry Tapp

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned, a Notary Public, in and for the State of Tennessee, County of Davidson, personally appeared J. Curtis Tapp, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 14th day of August, 2002.

Notary Public

My Commission Expires: 05/28/03

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned, a Notary Public, in and for the State of Tennessee, County of Davidson, personally appeared Sherry Tapp, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 14th day of August, 2002.

Notary Public

My Commission Expires: 05/28/03