G#15988-1

Davidson County DEEDWARR
Recvd: 04/15/03 09:50 2pgs
Fees:13.00 Taxes:1187.17
20030415-0049790

MAP 172-14-0-B,
PARCEL 197co

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 320,858.00 .

Angela Batson
Affiant

DEBORAH H. BERRIE Notary Public At Large STATE OF TENNESSEE

Subscribed and sworn to before me this the 11th day of April, 2003.

My Commission Expires: Comm. Expires 03/29/06

Deborah H Berrie
Notary Public

THIS INSTRUMENT PREPARED BY: JOHN T. COOK, ATTORNEY AT LAW
JOHN T. COOK, P.C., 2927 Berry Hill Drive, Nashville, Tennessee 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
KATHERINE D. DANNENHOLD	SUNTRUST MORTGAGE, INC.
(Name)	(Name)
5116 Ravens Glen	201 Fourth Avenue N, 7th Floor
(Street Address)	(Street Address)
Nashville, TN 37211	Nashville, TN 37219
(City) (State) (Zip Code)	(City) (State) (Zip Code)

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **TURNBERRY HOMES, L.L.C., a Tennessee limited liability company**, hereinafter called the "Grantor", has bargained and sold, and by these presents does transfer and convey unto **KATHERINE D. DANNENHOLD, UNMARRIED AND SARAH L. SMILEY, UNMARRIED, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, hereinafter called the "Grantee", their heirs and/or assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 197 on the Plan of Winfield Park, Phase 1, Section 2, Revision 2, a Planned Unit Development, as of record in Instrument No. 20010313-0024108, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to Turnberry Homes, L.L.C., a Tennessee limited liability company, by Deed from Danco Property Investments, LLC, a Tennessee limited liability company, of record in Instrument No. 20020510-0058068, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions of Winfield Park, of record in Book 11113, Page 691, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantee(s) herein.

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, and the heirs and/or assigns of said Grantee, forever; and, the Grantor further covenants with the said Grantee that Grantor is lawfully seized 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 does further covenant and bind itself and its successors and assigns, to warrant and forever defend the title to the said Grantee, their heirs and/or assigns, against the lawful claims of all persons claiming the same by, through, or under the Grantor.

IN WITNESS WHEREOF, the Grantor has caused its name to be affixed hereto, by its duly authorized officer, on this 11th day of April, 2003.

TURNBERRY HOMES, L.L.C., a Tennessee limited liability company

BY: _____
Richard J. Bell, President & Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Richard J. Bell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon his oath, acknowledged himself to be the President & Chief Manager of TURNBERRY HOMES, L.L.C., the within named bargainor, a Tennessee limited liability company, and that he, as such President and Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as such President and Chief Manager.

Witness my hand and official on this the 11th day of April, 2003.

JOHN T. COOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN Comm. Expires 04/10/05

_____
Notary Public

My Commission Expires: 4/10/05

SPECDEED.TBH