39-B

WARRANTY DEED

G-CBB-04-3818

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00

Affiant

Subscribed and sworn to before me, this 30th DAY OF April, 2004

Notary Public

MY COMMISSION EXPIRES: 3/25/2006
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew A. Stec	Suntrust Mortgage	
3818 West End Avenue, #211 (ADDRESS)	P O Box 57028 (ADDRESS)	104-09-K-211 CO
Nashville, Tennessee (CITY) (STATE) (ZIP)	Irvine, CA 92619-7028 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we HOPE STEWART WALKER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ANDREW A. STEC _____, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit Number 211, The Montclaire, as described in the Master Deed Establishing Horizontal Property Regime of the Mountclaire, of record in Book 7332, page 380, Register's Office for Davidson County, Tennessee, as ammended by Instrument of record in Book 7902, page 113, said Register's Office, together with an undivided interest in the common elements appurtenant to such Unit as described in said Master Deed, as amended.

Being the same property conveyed to Heather Hope Stewart by Warranty Deed executed February 15, 2001 and filed for record on February 21, 2001 in Instrument Number 200102210015974, Register's Office for Davidson County, Tennessee. Heather Hope Stewart and Hope Stewart Walker are one and the same.

This conveyance is subject to any and all existing easements and restrictions as shown of record, including those of record in Book 7332, page 380; and Book 7902, page 113, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3818 West End Avenue, #211, Nashville, Tennessee
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 30th day of April, 2004.

Hope Stewart Walker

Hope Stewart Walker

Davidson County DEEDWARR
Recvd: 05/05/04 08:56 2pgs
Fees:13.00 Taxes:647.50

20040505-0050943

STATE OF Tennessee
COUNTY OF Davidson

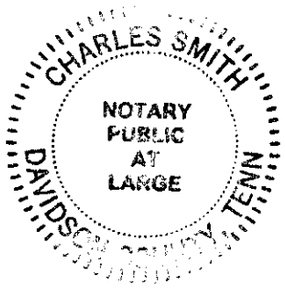
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Hope Stewart Walker, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 30th day of April, 2004.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903