This Instrument Prepared By:
Heritage Title & Escrow Co., Inc.
302 Public Square
Franklin, TN 37064

Map and Parcel 146-6/52

Send Tax Statements To:
823 Tyne Blvd
Nashville TN 37220

Name/Address New Owner:
Dream Builders INC
823 Tyne ~~Boulevard~~ Blvd
Nashville, TN 37220

Name of Mortgagee:
Franklin National Bank

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, DENNIS BRANDON and wife, KEILA BRANDON, have bargained and sold and by these presents do transfer and convey unto DREAM BUILDERS, INC., its successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Treemont, as of record in Book 6250, page 895, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Dennis Brandon and wife, Keila Brandon by deed from Donald S. Denbo and wife, Jacquelyn L. Denbo, of record in Book 7259, page 539, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantee, its successors and assigns forever.

AND WE DO COVENANT with the said Grantee, it successors and assigns, that we are lawfully seized and possessed of said property, that we have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever with the following exceptions.

1. 1992 Davidson County property taxes are a lien but are not yet due and payable. These taxes have been prorated between the parties as of the date of this instrument, with Grantee assuming responsibility for payment of the same.

2. All matters as shown on the Plan of Treemont, of record in Plat Book 6250, page 895, Register's Office of Davidson County, Tennessee.

3. Declaration of Restrictive covenants for Treemont, of record in Book 6833, page 594, as amended in Book 8259, page 498, Register's Office of Davidson County, Tennessee.

4. Additional Declaration of Restrictive covenants for Treemont, of record in Book 6833, page 601, Register's Office of Davidson County, Tennessee.

5. The Charter of Treemont Homeowner's Association of record in Book 6833, page 617, Register's Office of Davidson County, Tennessee.

6. By-Laws of Treemont Homeowners Association of record in Book 6833, page 620, Register's Office of Davidson County, Tennessee.

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, we have hereunto set our signatures, this the 3rd. day of February, 1992.

DENNIS BRANDON

KEILA BRANDON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DENNIS BRANDON and wife, KEILA BRANDON, 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 seal, at office, on this 3rd. day of February, 1992.

Notary Public

My Commission Expires:
July 5, 1992

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I certify that the actual consideration or value, whichever is greater, for this transfer is the sum of $140,000.00.

Affiant

Sworn to and subscribed before me on this the 3rd day of February, 1992.

Notary Public

My Commission Expires:
July 5, 1992

9021 02/06 0101 03CHECK 525.00

MAIL ENV.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8545 PAGE 171

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	140000.00
CON TX	518.00
PRFEE	1.00
WDEED	6.00
TOTAL	525.00
CHECK	525.00

02/06/92 01 14:17 0001 9021

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82275

IDENTIFI REFERENCE

FEB 6 2 17 PM '92

DAVIDSON COUNTY, TN

No.499625