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

Map & Parcel 64-3B-4

Send Tax Statements To:
Cornerstone Mortgage Corp.
P O Box 29154
Shawnee Mission, KS
66201

Name/Address New Owner:
Samuel L Erwin Jr & wf
4101 Brandywine Pointe Blvd.
Old Hickory Tn 37138

Name of Mortgagee:
Cornerstone Mortgage Corp.

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, HAROLD E. LARGE and wife, PATSY C. LARGE, have bargained and sold and by these presents do transfer and convey unto SAMUEL L. ERWIN, JR. and wife, SANDRA BETH ERWIN, their heirs and assigns forever, the following described property, to wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 39 on the Plat of Brandywine Pointe Subdivision, Phase One, Section 1, Revised, of record in Book 7900, page 171, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Harold E. Large and wife, Patsy C. Large by deed from Brandywine Pointe Partners, L.P., a Tennessee Limited Partnership, ofrecord in Book 8521, page 680, 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 Grantees, their heirs and assigns forever.

AND WE DO COVENANT with the said Grantees, their heirs 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 Grantor assuming responsibility for payment of the same.

2. All matters as shown on the Plan of Brandywine Pointe Subdivison, Phase One, Section 1, Revised, of record in Plat Book 7900, page 171, Register's Office of Davidson County, Tennessee.

3. Restrictive covenants of record in Book 8120, page 170, as amended in Book 8671, page 484, Register's Office of Davidson County, Tennessee.

4. Easement to encroach common area of record in Book 8148, page 269, 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 17th day of September, 1992.

HAROLD E. LARGE

PATSY C. LARGE

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 HAROLD E. LARGE and wife, PATSY C. LARGE, 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 17th day of September, 1992.

Carol L. McArthur
Notary Public

My Commission Expires:
June 25, 1996

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I certify that the actual consideration or value, whichever is greater, for this transfer is the sum of $234,000.00.

Affiant

Sworn to and subscribed before me on this the 17th day of September, 1992.

Carol L. McArthur
Notary Public

My Commission Expires:
June 25, 1996

8720 09/22 0101 03CHECK 874.80

47588.

IDENTIFICATION REFERENCE

SEP 22 9 44 AM '92

A. A. Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8734 PAGE 763

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 234000.00
CON TX 865.80
PRFEE 1.00
WDEED 8.00
TOTAL 874.80
CHECK 874.80

09/22/92 01 09:44 0001 8720

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4758.

IDENTIFI REFERENCE

SEP 22 9 44 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 572345