File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

BOOK 10437 PG 189

#14573

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHN K. ARON (NAME)	FRANKLIN AMERICAN MORTGAGE (NAME)	104-14B
110 Westwood Trace (STREET ADDRESS OR ROUTE NUMBER)	214 Overlook Court, Ste. 150 (STREET ADDRESS)	10
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	7DA-91166

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, K. LUANNE PITTS WALTEMATH, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN K. ARON AND WIFE, CAREY CLARKE ARON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 10, together with the appurtenant interest in the common elements of Westwood Trace, a horizontal property regime established by Master Deed and By-Laws, of record in Book 6522, page 322, amended in Book 6889, page 711, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed and also appearing of record in Plat Book 6200, page 215, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to K. Luanne Pitts, unmarried by deed from Westwood Trace Partners of record in Book 5813, page 92, said Register's Office. The said K. Luanne Pitts having since married.

This conveyance is made subject to: (1) 1997 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 6522, page 322, amended in Book 6889, page 711; (3) Charter of record in Book 6582, page 874, amended in Book 7948, page 624 and Book 7948, page 626; and (4) All matters appearing on the Plan of record in Plat Book 6200, page 215, said Register's Office.

Gary L. Waltemath, spouse of K. Luanne Pitts Waltemath, joins in the execution of this instrument for the purpose of conveying any interest he may have in the subject property by virtue of his marriage to the said K. Luanne Pitts Waltemath.

This is improved (XX) / unimproved ( ) property, known as 110 Westwood Trace, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs and assigns, forever, and we do covenant with the said GRANTEES 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of April, 19 97.

K. Luanne Pitts Waltemath
K. LUANNE PITTS WALTEMATH

Gary L. Waltemath
GARY L. WALTEMATH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10437 PG 190

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, K. LUANNE PITTS WALTEMATH AND HUSBAND, GARY L. WALTEMATH

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 30th day of April, 19 97

My commission expires 9/23/2000 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

03001123

IDENTIFICATION/REFERENCE

97 APR -1 PM 12:25

REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 19 97.

MY COMMISSION EXPIRES: 9/23/2000
(AFFIX SEAL)

Notary Public

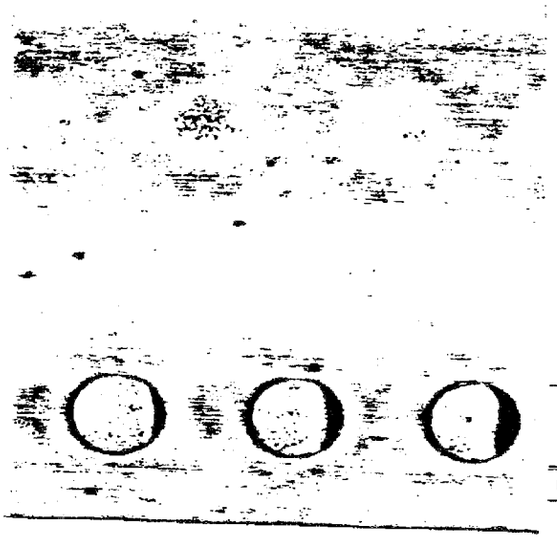
WARRANTY DEED

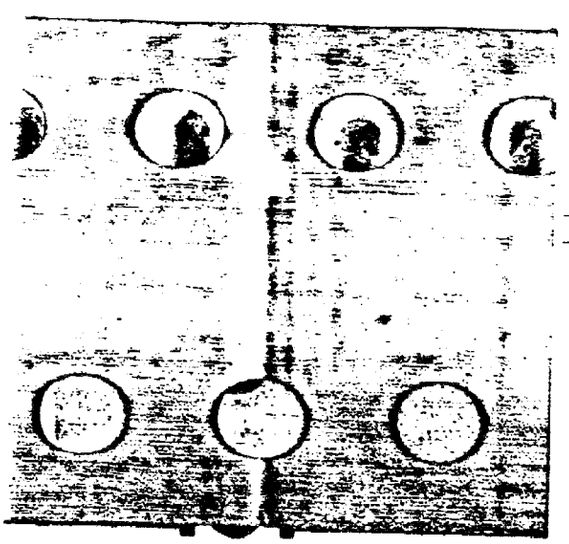
FROM
K. LUANNE PITTS WALTEMATH

TO
JOHN K. ARON AND WIFE, CAREY CLARKE ARON

5788 05/01 0104 03DHECK 453.00

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10437 PG 191

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	
				120000.00
			CON TX	444.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	453.00
			CHECK	453.00
05/01/97	01		12:28 0001	5788

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0300123
IDENTIF. # REFERENCE

97 MAY -1 PM 12: 25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1145874