BOOK 10471 PG 456

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** Third Floor 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $396,000.00 Ann S. Lauterbach **AFFIANT** Subscribed and sworn to before me, this 27th day of May, 1997. Notary Public My Commission Expires: 9/23/99

Address New Owners As Follows:	**Send Tax Bills To:**	**Map-Parcel Number**
Ann S. Lauterbach 146 Brighton Close Nashville, TN 37205	SAME	104-13F-146

97 MAY 29 PM 3:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0309885
IDENTIF. & REFERENCE

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BRUCE BITTLES AND WIFE, SUSAN BITTLES**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **ANN S. LAUTERBACH**, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 146 on the Plan of Brighton Close, Phase II of record in Book 7900, page 603, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Bruce Bittles and wife, Susan Bittles, by deed from Brighton Close, Ltd., Limited Partnership, of record in Book 9106, page 359, Register's Office for Davidson County, Tennessee.

The legal description herein is the same as in the previous instrument of record.

This property is conveyed subject to:

1. 1997 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom except for any increase as a result of any 1997 tax rate adjustment.

2. Matters shown on the Plan of record in Book 7900, page 603, Register's Office for said County

3. Declaration of Convenants, Conditions, and Restrictions of record in Book 7522, page 108; Book 7557, page 621; Book 7803, page 458; Book 7807, page 500 and Book 8561, page 812, Register's Office for said County.

This is improved property known as 146 Brighton Close, Nashville, Tennessee 37205

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, her heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all person 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 our hands this 27th day of May, 1997.

Bruce Bittles

6534 05/29 0101 03CHECK 1474.20

Susan Bittles

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BRUCE BITTLES**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of May, 1997.

Notary Public

My Commission Expires: 11/27/99

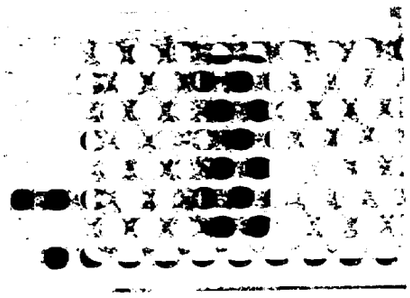
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **SUSAN BITTLES**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of May, 1997.

Notary Public

My Commission Expires: 11/27/99



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

RECEIVED OF _____

FOR _____

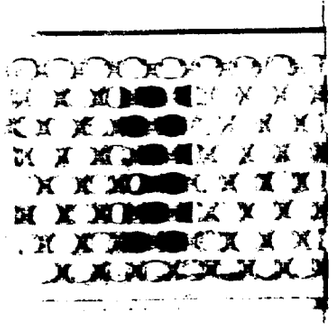
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 396000.00
CON TX 1465.20
PRFEE 1.00
WDEED 8.00
TOTAL 1474.20
CHECK 1474.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
05/29/97 01 15156 0001 6534



0309885
IDENTIF. ↑ REFERENCE

97 MAY 29 PM 3:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1156494