WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
BOOK 10748 PG 969

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 219,212.72

Gerri Franchini
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December 19 97

BRENDA R. LEHMAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Brenda R Lehman
Notary Public

MY COMMISSION EXPIRES: 3/6/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerri Franchini (NAME)	Blue Chip Mortgage Company, Inc. (NAME)	180-3A-16
113 Holt Branch (ADDRESS)	1730 General George Patton Dr. (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Brentwood, TN 37072 (CITY) (STATE) (ZIP)	

FOR AND 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, WE, Zaring Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gerri Franchini, an unmarried woman

HEREINAFTER CALLED THE GRANTEES, THEIR 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, Lot No. 16, on the Plan of Section 1B, Stone Creek Park as of record in Book 9700, Page 389, Register's Office for Davidson County, Tennessee, reference to said plan is hereby made for a more complete and accurate description of said property.

Being part of the same property conveyed to Zaring Homes, Inc. by deed from Gillespie Land Development, LLC of record in Book 10729, page 2, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

98 JAN -7 AM 9:19
ELIA ZARING REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
03875 37

unimproved ( )
This is improved (X) property, known as 113 Holt Branch, Nashville, TN 37211
(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 GRANTEES, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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 hand this 31st day of December 19 97

Zaring Homes, Inc.
By:

BOOK 10748 PG 970

STATE OF TENNESSEE
COUNTY OF

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

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared John H. Hotsdon and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President-Nashville Division and _____ respectively of the Zaring Homes, Inc. the within named bargainor, and corporation, and that he as such President-Nashville Division and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said President-Nashville Division as such _____, and attesting the same by the said John H. Hotsdon as such President-Nashville Division.

Witness my hand and official seal at office at Brentwood, Tennessee 37027 on this the 31st day of December 1997.

My commission expires _____

JOELLA L. BROWN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2000

John R. Brown
Notary Public

9209 01/07 0101 03CHECK 8:30-09

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

RECEIVED OF _____

FOR _____

BOOK 10748 PG 971

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
219212.72
CON TX 811.09
PRFEE 1.00
WDEED 8.00
TOTAL ~~820.09~~
CHECK ~~820.09~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/07/98 01 09:22 0001 9209

0387537
IDENTIFICATION REFERENCE

98 JAN -7 AM 9:19
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1239884