BOOK 11067 PAGE 671

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER FOR THIS TRANSFER IS $ 100,900.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF July, 98
Notary Public
MY COMMISSION EXPIRES: January 27, 2001
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MAJ **THIS INSTRUMENT WAS PREPARED BY**
MADISON TITLE COMPANY, 101 SHEPHERD HILLS DRIVE, MADISON, TENNESSEE 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WALTER R. POPE (NAME)	FRANKLIN AMERICAN MORTGAGE (NAME)	MAP 53-16
124 RIFLE RANGE ROAD (ADDRESS)	214 OVERLOOK COURT SUITE 150 (ADDRESS)	PARCEL 277
OLD HICKORY, TENNESSEE 37138 (CITY) (STATE) (ZIP)	BRENTWOOD, TENNESSEE 37027 (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, UNIVERSAL BUILDERS, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WALTER R. POPE AND WIFE, SHANA L. POPE

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, being Lot No. 1 on the Plan of Range Heights Subdivision, Section 1, as of record in Plat Book 8250, page 752, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being a part of the same property conveyed to Universal Builders, LLC by deed of record in Book 10496, page 180, Register's Office for Davidson County, Tennessee.

MAIL ENV.

98 JUL 17 AM 9:46

04751458

unimproved ( )
This is improved (X) property, known as 124 RIFLE RANGE ROAD, OLD HICKORY, TENNESSEE 37138
(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 30th day of July, 19 98

UNIVERSAL BUILDERS, LLC
BY:
ROBERT E. EARHEART, JR., MANAGER

RECEIPT #

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 DAVIDSON

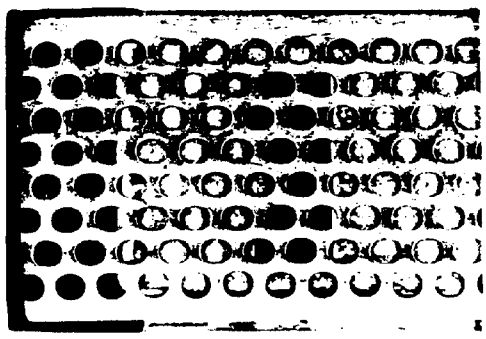
Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared ROBERT E. EARHEART, JR. and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the MANAGER and _____ respectively of the UNIVERSAL BUILDERS, LLC the within named bargainor, and corporation, and that he as such MANAGER 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 ROBERT E. EARHEART, JR. as such MANAGER, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at MADISON, TENNESSEE on this the 30th day of July, 98.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My commission expires January 27, 2001

_____
Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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CAMT

100[illegible]

CON TA 373.20

PRFEE 1.[illegible]

[illegible] 5.[illegible]

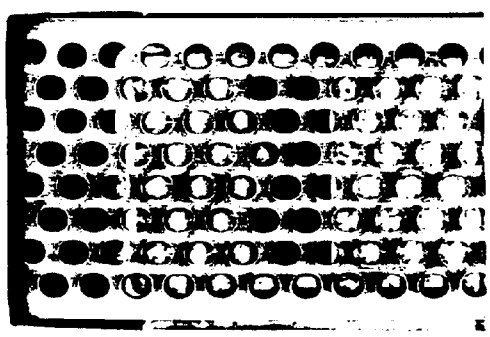
CFEE 2.00

TOTAL 384.33

CHECK 384.33

[illegible] 08:46 0001 [illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0475458

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No. [illegible]