OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 11128 PAGE 28

ORT#: SV 2852658

STATE OF TENNESSEE)
COUNTY OF DAVIDSON
THE STATE OF TENNESSEE
IS GR COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 163,000
AFFIANT
SUBS
DAY SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF Sept 1998.
Deputy Register
My Commission expires: 11-27-99

(615) 385-2804 THIS INSTRUMENT PREPARED BY TN Sup Ct # 003143
Marbut Glenn Gaston, Jr.,Lawyer,2211 Crestmoor Rd.,Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Robert E. Turner (NAME)	FT Mortgage Companies (NAME)	128-2-21
318 Forrest Valley Dr. (ADDRESS)	10741 King William Drive (ADDRESS)	8D-8300
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Dallas, TX 75220 (CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 163,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

I, Christopher Justin Alvino, an unmarried person

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Robert E. Turner and wife, Judy D. Turner

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, and being **Lot No. 18** on the plan of **Thousand Oaks Estates**, as of record at **Book 3700, pages 82 & 83** Register's Office for said County, to which plan reference is hereby made and the same incoporated herein for a complete description of said lot.

Being all the same property conveyed to the grantor herein by deeds as of record at Book 10074, page 349 as re-recorded at Book 10085, page 518 said Register's office, and together with Affidavit and Certificate of Correction of Prior Notary Public Acknowledgment which is being recorded in the pages immediately preceding this Warranty Deed. The above description is the same as appears in the prior deed.

This conveyance is subject to:

1. 1998 property taxes in the amount of $1,335.66, are a lien as of 01-01-98, but are not due and payable until 10-01-98. 1997 property taxes in the amount of $1,288.38, and back taxes, are PAID IN FULL, as listed to Map-Parcel: 128-2-21; Field Book Number: 8D-8300; at the street address of 318 Forrest Valley Dr., Nashville, TN 37209.

2. Restrictive Covenants of record at Book 4056, page 371 and Book 4072, page 318, said Register's Office.

3. Setback lines, easements, notes and/or other limitations as shown on the plan of record at Book 3700, pages 82 and 83, said Register's Office.

~~unimproved~~)
This is improved (X) property, known as 318 Forrest Valley Dr., Nashville, TN 37209
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 21 day of September 21st, 19 98.

Christopher Justin Alvino

Christopher Justin Alvino

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF ~~TENNESSEE~~ CALIFORNIA
County of Los Angeles }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Christopher Justin Alvino, the bargainor(s), ~~with whom I am personally acquainted~~ (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 21 day of September, 19 98.

My Commission expires:
4-6-2002

Terry Lemoine
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT

(PLACE SEAL & NOTARY SEAL)

TERRY LEMOINE
Commission # 1178821
Notary Public - California
Los Angeles County
My Comm. Expires Apr 6, 2002

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this ____ day of _____, 19___.

My Commission expires:

_____
Notary Public

PICK-UP

0492355

98 SEP 28 AM 08 ... DAVIDSON COUNTY TN ... 09/28/98 0101 ... CHECK ... 614-1

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

RECEIVED OF _____

FOR _____

BOOK 11128 PAGE 30

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
; - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	163000.00
			CON TX	603.10
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	614.10
			CHECK	614.10
09/28/98	01	08:08	0001	5589

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0492355
IDENTIFICATION REFERENCE

98 SEP 28 AM 8:08

BILL GARNER, REGISTER
DAVIDSON COUNTY, TN

No. 1350914