PLEASE RETURN TO:
AMERICAN ESCROW COMPANY
105 HAZEL PATH P.O. BOX 1733
HENDERSONVILLE, TN 37077

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STATE OF TENNESSEE
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 119,500.00

Kerry W. Linder Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 1999

Notary Public K. J. Shelton

MY COMMISSION EXPIRES September 26, 1999
(AFFIX SEAL)

K. J. SHELTON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
AMERICAN ESCROW COMPANY, 105 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Kerry W. Linder, Jr.	Franklin American Mortgage	4D 94091
(NAME) 4056 Farmingham Woods Drive	(NAME) 501 Corporate Center S-400	87-5A-132
(STREET ADDRESS OR ROUTE NUMBER) Hermitage, TN 37076	(STREET ADDRESS) Franklin, TN 37067	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

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, WE, Matthew T. Tullos and wife, Darlene J. Tullos

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kerry W. Linder, Jr. and wife, Lisa V. Linder

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 Number 160 on the Plan of Farmingham Woods, Phase III, A Planned Unit Development, of record in Plat Book 7900, Page 554, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Matthew T. Tullos and wife, Darlene J. Tullos by Deed of record in Book 9177, Page 107, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record.

0542355 IDENTIF. A REFERENCE
99 JAN 29 AM 10:02
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

This is improved XX unimproved property, known as 4056 Farmingham Woods Drive (House Number) (Street) Hermitage, TN 37076 (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 our hand s this 27th day of January , 1999

Matthew T. Tullos

Darlene J. Tullos

STATE OF TENNESSEE
County of Davidson

Personally appeared before me,
Matthew T. Tullos and wife, Darlene J. Tullos
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 January, 1999

Commission expires September 25, 1999

K. J. Shelton
Notary Public

K. J. SHELTON
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.

STATE OF TENNESSEE
County of Davidson

Personally appeared before me,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he 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 27th day of January 19 99

Commission expires September 25, 1999

K. J. Shelton
Notary Public

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8711 01/29 0101 03CHECK 453.15

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CAMT	119500.00
CON TX	442.15
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	453.15
CHECK	453.15

01/29/99 01 10:00 0001 8711

0542355
IDENTIF. & REFERENCE
99 JAN 29 AM 10:02
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1418096