Box 14-F

BOOK 11334 PAGE 525

WARRANTY DEED

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 297,000.00

Linda Ruth Halperin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
8th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LINDA RUTH HALPERIN (NAME)	FIRST TRUST MORTGAGE COMPANY (NAME)	MAP 172-9A
300 Turnberry Circle (ADDRESS)	6525 Quail Hollow, Suite 300 (ADDRESS)	PARCEL 020.00CO
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Memphis, TN 38120 (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 THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC., a Tennessee corporation HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LINDA RUTH HALPERIN AND HUSBAND, RONALD P. MANLEY 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. 20 on the Third Revision of Section One, Banbury Crossing, a Planned Unit Development of record in Plat Book 9700, pages 536 and 537, Register's Office for said Couinty, to which plat reference is hereby made for a more complete legal description.

BEING the same property conveyed to The Jones Company Custom Homes of Tennessee, Inc., a Tennessee corporation by Deed from Jones Land Company, LLC, a Tennessee limited liability company of record in Book 10880, Page 493, Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 10369, Page 48, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

RECEIVED FOR REGISTRATION
DAVIDSON COUNTY, TN
98 FEB -9 PM 4:0
INSTRUMENT # REFERENCE
05473214

unimproved ( )
This is improved (X) property, known as 300 Turnberry Circle, Brentwood, TN 37027
(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 8th day of February 19 99
THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC.

By: Suzanne A. Walters AB
Suzanne A. Walters, Auth. Representative

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 Suzanne A. Walters and _____ with whom I am personally acquainted and who upon her oath(s) acknowledged herself to be the Auth. Representative and _____ respectively of the THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC. the within named bargainor, and corporation, and that she as such Auth. Representative 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 Suzanne A. Walters as such Auth. Representative, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the 8th day of February 1999.

My commission expires May 27, 2001

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

4064 02/09 0101 03CHECK 1109.90

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

054 7324
IDENTIFICATION REFERENCE
99 FEB -9 PM 4:01
REGISTER
DAVIDSON COUNTY, TN.

CAMT
297000.00
CON TX 1098.90
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 1109.90
CHECK 1109.90

02/09/99 01 16:02 0001 4064

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1423357