MARK W. KILPATRICK
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

BOOK 11336 PAGE 756

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
4th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES: 5-2-01
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, Tn 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James David Foster	Regional Investment Co.	Map 72-12
(NAME)	(NAME)	
2131 Fernwood Drive	9221 Ward Parkway, Suite 300	Parcel 184
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37216	Kansas City, MO 64114	
(CITY) (STATE) (ZIP)	(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, Kenneth R. Franzetta and Rachel Agerton Franzetta, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James David Foster and McLauren P. Foster, husband and wife

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. 184 on the Map of Dalewood Section 3, as of record in Book 1835, page 20, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of said lot.

Being the same property conveyed to Kenneth R. Franzetta and wife, Rachel Agerton Franzetta by deed from Paul E. King, Administrator C.T.A. of Estate of Ella June King, deceased of record in Book 8517, page 814, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

0547850

IDENTIF. ➔ REFERENCE

FEE, RECORDED, REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 2131 Fernwood Drive, Nashville, Tennessee 37216
(House Number) (Street) (P.O. Address) (City or Town) (State)

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. Where 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 4th day of February 19 99

Kenneth R. Franzetta
By: Kenneth R. Franzetta by Karen Hoff Attn'y in Fact
Karen Hoff, Attorney-in-fact

Rachel Agerton Franzetta
By: Rachel Agerton Franzetta by Karen Hoff Attn'y in Fact
Karen Hoff, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rachel Agerton Franzetta

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that (s)he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 4th day of February 19 99.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this, 4th day of February, 19 99, personally appeared before me, Karen Hoff _____, 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 "attorney-in-fact" of Kenneth R. Franzetta and wife, Rachel Agerton Franzetta and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this 4th day of February, 19 99

My commission expires 11/27/99

Charles A. Blackmon Jr.
Notary Public

CHARLES A. BLACKMON JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 27, 1999

4637 02/11 0101 03CHECK 399.50

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 11336 PAGE 758

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0547850
IDENTIF. # REFERENCE

99FEB 11 AM 8:33

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT
105000.00
CON TX 388.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 399.50
CHECK 399.50

02/11/99 01 08:33 0001 4637

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1423918