BOOK 11342 PG. 967

Real

WARRANTY DEED

TERESA L. BEARD NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: ~~5-16-99~~

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 180,500.00

Ryan Jackson Wright
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF February 19 99

Notary Public

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell and Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ryan Jackson Wright (NAME)	Franklin Financial Mortgage, Inc (NAME)	171-03-O-B 180.00
641 Old Hickory Blvd., Ste 429 (ADDRESS)	210 East Main Street (ADDRESS)	
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Franklin, TN 37064 (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, Pulte Homes Tennessee Limited Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ryan Jackson Wright and Maria K. Thrailkill as tenants in common with the right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN ~~Williamson~~ DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

RD

Land in Davidson County, TN, being Unit No. 120 on the Plan of First Revision, Phase One, Section Four, Townhomes of Fredericksburg, of record in Book 9700, Page 648, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to the grantors herein by instrument being recorded simultaneously herewith.

Subject to restrictions of record in Book 10126, Page 435; Book 10224, Page 683 and corrected in Book 10294, Page 850; Book 10393, Page 11; Book 10628, Page 517 and Book 10895, Page 778 and Book 7798, Page 843; Bylaws in Book 10126, Page 489 and Book 10275, Page 959; Easements in Book 7993, Page 269; Book 7851, Page 712; Book 7358, Page 643; Book 9607, Page 431; Dedication of site drainage easement in Book 10012, Page 756; Charter in Book 10126, Page 430, and all matters shown on the Plan of Record.

unimproved ( )
This is improved (X) property, known as 641 Old Hickory Blvd., Ste 429, 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 11th day of February, 19 99

Pulte Homes Tennessee Limited Partnership, L.P. by Radnor Homes, Inc., general partner
By:
Randi Dalton, Closing Coordinator

Randi Dalton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 11342 PG. 968

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Randi Dalton, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for the purpose therein contained, and who further acknowledged that she is the Closing Coordinator of Radnor Homes, Inc., general partner of Pulte Homes Tennessee Limited Partnership, a Tennessee limited partnership, and that she is authorized by Radnor Homes, Inc., general partner, and by Pulte Homes Tennessee Limited Partnership, a limited partnership, to execute this instrument on their behalf by signing the name of Pulte Homes Tennessee Limited Partnership, a Tennessee limited partnership, by herself as Closing Coordinator of Radnor Homes, Inc., general partner.

Witness my hand at office in Brentwood, Tennessee this 11th day of February, 1999.

Notary Public

My Commission Expires: 5/16/99

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires: 5-16-99

054983

RECEIVED & RECORDED
99 FEB 17 PM 1:43
WILLIAMSON COUNTY REGISTER
WILLIAMSON COUNTY, TN.

6726 02/17 0101 03CHECK 678.85

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11342 PG. 969

CAMT
180500.00
CON TX 667.85
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 678.85
CHECK 678.85

02/17/99 01 13:42 0001 6726

99FEB 17 PM 1:43

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

IDENTIF. # REFERENCE

0549831

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1425977