BOOK 11621 PAGE 946

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 191,000.00

Waynette H. Scott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF August 19 99

JULIE REED NOTARY PUBLIC MY COMMISSION EXPIRES AT LARGE (AFFIX SEAL)

Notary Public

7-27-2002

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 300, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSHUA B. WEBB	FRANKLIN AMERICAN MORTGAGE	155-8-C-109CO
(NAME)	(NAME)	
6921 COLLINSWOOD DRIVE	501 CORPORATE CENTER DR., #400	09D-80355
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37221	FRANKLIN, TN 37067	
(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, CLAY F. ROBERTS AND WIFE, MARY JO LAWRENCE-ROBERTS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOSHUA B. WEBB AND HEATHER A. WEBB, 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. 109, on the Plan of POPLAR CREEK ESTATES, PHASE TWO (2), A PLANNED UNIT DEVELOPMENT, of record in Plat Book 6900, pages 339 through 347*, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

***as amended in Book 7900, Pages 888 and 889**

BEING the same property conveyed to CLAY F. ROBERTS AND WIFE, MARY JO LAWRENCE, by deed from James V. Reath and wife, Carol A. Reath, of record in Book 9960, page 265, Register's Office for DAVIDSON County, Tennessee.

MARY JO LAWRENCE AND MARY JO LAWRENCE-ROBERTS ARE ONE IN THE SAME PERSON.

There is conveyed with the above described property an undivided interest in and to the general and/or restricted common areas and facilities of Poplar Creek Estates, Phase Two (2), A PLANNED UNIT DEVELOPMENT, as said areas are set forth and defined in Restrictions of record in Book 9472, page 824** and Charter of record in Book 7120, page 125; Register's Office for DAVIDSON County, Tennessee.

This instrument is executed on behalf of CLAY F. ROBERTS AND WIFE, MARY JO LAWRENCE-ROBERTS, by MICKIE ANDREWS, as their Attorney-in-Fact, pursuant to

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 6921 COLLINSWOOD DRIVE, NASHVILLE, TN 37221
(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 our hand s this 13th day of August 19 99

CLAY F. ROBERTS
By: Clay F. Roberts by Mickie Andrews
MICKIE ANDREWS, ATTORNEY-IN-FACT

MARY JO LAWRENCE-ROBERTS
By: Mary Jo Lawrence-Roberts by Mickie Andrews
MICKIE ANDREWS, ATTORNEY-IN-FACT

*** LEGAL DESCRIPTION CONTINUATION

Powers of Attorney which are being placed of record with this instrument.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MICKIE ANDREWS, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument on behalf of CLAY F. ROBERTS AND WIFE, MARY JO LAWRENCE-ROBERTS, as their Attorney-in-Fact, as the free act and deed of the within named CLAY F. ROBERTS AND WIFE, MARY JO LAWRENCE-ROBERTS.

WITNESS my hand and official seal at Nashville, Tennessee, this 13TH day of AUGUST, 1999.

NOTARY PUBLIC I. DYKE TATUM

MY COMMISSION EXPIRES: 05/27/2001

**Book 6474, page346 as amended in Book 6486, page 587, Book 6662, page 433, Book 6804, page 536, Book 6987, page 966, Book 7270, page 648, Book 7964, page 33

6950 08/17 0101 03CHECK 717.70

06251123

IDENTIF. → REFERENCE

99 AUG 17 AM 8:33

REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11621 PAGE 948

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

0625123

IDENTIF. ← REFERENCE

99 AUG 17 AM 8:33

REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	191000.00
CON TX	706.70
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	717.70
CHECK	717.70

08/17/99 01 08:32 0001 6950

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1507196