Prepared by:
Lassiter, Tidwell & Hildebrand
Attorneys at Law
428 Wilson Pike Circle
Brentwood, TN 37027

MICHAEL T. BATES
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.
My Commission Expires
October 8, 2002

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $159,700.00

Affiant

Subscribed and sworn to before me, this 11th day of August, 1999.

Notary Public
My commission expires: 10/08/02

Address of New Owner:	Send Tax Bills to:	Tax-Information
Elizabeth K. Edwards	Freeman Webb Mortgage	172-15-0-A 270.00CO
2612 Polo Court	545 Mainstream Drive	
Nashville TN 37211	Nashville, TN 37228	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Claridge Builders Co., LLC hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Elizabeth K. Edwards hereinafter called the Grantees their successors 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. 277 on the Plan of Holt Woods, Section Thirteen, of record in Plat Book 9700, Pages 598 & 599, said Register's Office, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Claridge Builders Co., LLC, by deed from Hurley-Y, L.P., of record in Book 11023, Page 842, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2612 Polo Court, Nashville, Tennessee 37211

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 successors and assigns, forever. Grantor covenant with Grantees that Grantor is lawfully seised 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. Grantor does further covenant and bind itself and its heirs, successors and assigns and representatives, to warrant and forever defend the title to said land to 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 August, 1999.

Claridge Builders Co., LLC

By: Paul E. Johnson
Paul E. Johnson
Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public within and for said county and state, Paul E. Johnson, the Manager of Claridge Builders Co., LLC with whom I am personally acquainted, and who acknowledged himself to be the Manager of Claridge Builders Co., LLC, the within named bargainor, and that he as such Manager, being authorized so to do executed the within instrument for the purpose therein contained.

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

Notary Public

My Commission expires:

MICHAEL T. BATES
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.

My Commission Expires
October 8, 2002

062576
IDENTIF. → REFERENCE
99 AUG 18 PM 1:13
REGISTER
COUNTY, TN.
7929 08/18 0101 03CHECK 601.89

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11624 PAGE 444

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

0625763

IDENTIF. ← REFERENCE

99 AUG 18 PM 1:13

REGISTER
DAVIDSON COUNTY, TN.

CAMT	159700.00
CON TX	590.89
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	601.89
CHECK	601.89

08/18/99 01 13:13 0001 7636

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1507874