BOOK 11625 PAGE 326

CHARLES A SULLIVAN 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 $ 92,500.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11/27/99
(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
Rosael Caraballo (NAME)	Franklin American Mortgage (NAME)	Map 148-12
890 Irma Court (ADDRESS)	501 Corporate Center Drive #400 (ADDRESS)	Parcel 70
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Franklin, Tennessee 37067 (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, Vaughn Joint Revocable Trust

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rosael Caraballo and Wanda Figueroa

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. 13 on the Plan of Hazlewood, Section 2-A, as of record in Book 3500, page27, Register's Office for Davidson County, Tennessee.

Said Lot No. 13 fronts 42.16 feet on the Northerly margin of Irma Court and runs back between lines 153.32 feet on the Easterly line and 149.85 on the Westerly line to a line at the rear on which it measures 165.0 feet.

Being the same property conveyed to Thomas B. Vaughn and wife, Vanna B. Vaughn, Trustees U/A/D October 9, 1996, of the Vaughn Joint Revocable Trust Agreement by deed from Thomas B. Vaughn and wife Vanna B. Vaughn, Individually of record in Book 10222, page 522, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the current year, which have been prorated and assumed by the grantee(s), and to any and all restrictions and easements of record.

99 AUG 19 AM 8:26
DAVIDSON COUNTY, TN.
ALL TAXES PAID
REGISTER

IDENTIFICATION REFERENCE 062590

unimproved ( )
This is improved (X) property, known as 890 Irma Court, Antioch, Tennessee 37013
(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

Vaughn Joint Revocable Trust
By: Thomas B. Vaughn, Sr.
Thomas B. Vaughn, Sr., Trustee

Attest: Vanna B Vaughn
Vanna B. Vaughn, Trustee

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 WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Thomas B. Vaughn, Sr. and Vanna B. Vaughn with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Trustee and Trustee respectively of the Vaughn Joint Revocable Trust the within named bargainor, and corporation, and that they as such Trustee and Trustee being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Thomas B. Vaughn, Sr. as such Trustee, and attesting the same by the said Vanna B. Vaughn as such Trustee.

Witness my hand and official seal at office at Brentwood, Tn on this the 13th day of August 19 99 .

My commission expires 11/22/99

CHARLES A SULLIVAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Charles A Sullivan Jr
Notary Public

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, 19 ____, personally appeared before me, _____, 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 _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____ _____
Notary Public

7877 08/19 0101 03CHECK 353.25

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11625 PAGE 328

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

0625990

IDENTIF. & REFERENCE

99 AUG 19 AM 8:26

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	92500.00
CON TX	342.25
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	353.25
CHECK	353.25

08/19/99 01 08:25 0001 7877

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1508110