WARRANTY DEED

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 170,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October 1999

Notary Public

MY COMMISSION EXPIRES: 3/21/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kurt W. Lutz (NAME)	Franklin American Mortgage (NAME)	143-02-0-C-012.00
753 Harpeth Trace Drive (ADDRESS)	501 Corporate Center Drive, 400 (ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Franklin, TN 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, Carole Ann Love, as Trustee of the Carole Ann Love Living Trust, established July 22, 1997, and any amendments thereto, and its respective * HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kurt W. Lutz

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. 12, on the Plan of Harpeth Knoll Planned Unit Development of record in Book 5200, page 764, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Carole Ann Stockstill by Deed from Morris Eshaghpour Contracting Corporation, a Tennessee Corporation, of record in Book 9626, page 511, Register's Office for Davidson County, Tennessee. Subject property being further conveyed to the Carole Ann Stockstill Living Trust by Quitclaim Deed from Carole Ann Stockstill, of record in Book 10612, page 216, Register's Office for Davidson County, Tennessee. Said Trust was amended January ** 22, 1999, from " THE CAROLE ANN STOCKSTILL LIVING TRUST" to "THE CAROLE ANN LOVE LIVING TRUST" to reflect the legal change of her name by Court Order from CAROLE ANN STOCKSTILL to CAROLE ANN LOVE.

This conveyance is subject to the following: Taxes for the year 2000 and subsequent years; all matters appearing on the plan of record in Book 5200, page 764; restrictions of the record in Book 6280, page 478, all matters shown on the Plan of record in Book 5200, page 764; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 753 Harpeth Trace Drive, Nashville, Tennessee 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 my hand this 15th day of October 1999

Carole Ann Love, Trustee

Carole Ann Love as Trustee of the Carole Ann Love Living Trust

10/21 0101 CHECK 640.00

99 OCT 21 PM 3:58

REGISTER DAVIDSON CO. TN.

RECEIVED FOR RECORD

06/90964

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Carole Ann Love, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be Trustee of the CAROLE ANN LOVE LIVING TRUST, established July 22, 1997, and any amendments thereto, and its respective successors and assigns; the within named bargainor, and that she as such Trustee, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by executing the same on behalf of the CAROLE ANN LOVE LIVING TRUST by herself as Trustee of said Living Trust.

Witness my hand and seal at Brentwood, Tennessee, this 15th day of October, 1999.

My Commission Expires: 3/21/2001

Notary Public

CONTINUATION OF THE GRANTOR'S CLAUSE:

* successors and assigns.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11712 PAGE 924

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

064;9064

99 OCT 21 PM 3:58

REGISTER
DAVIDSON COUNTY, TN.

CAMT	170000.00
CON TX	629.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	640.00
CHECK	640.00

10/21/99 01 16:01 0001 2483

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1530279