Instr:200003310032280 Page: 1 OF 2
REC'D FOR REC 03/31/2000 11:08:01AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $398.14

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $107,605.26

Affiant

GINNY L. KATRICKA NOTARY PUBLIC AT LARGE Comm. exp. 3-18-2002 RUTHERFORD COUNTY, TENNESSEE

Subscribed and sworn to before me, this 29 day of March, 2000.

Notary Public
My commission expires:

Address of New Owner:	Send Tax Bills to:	Tax Information
Bueford E. Ross, Jr.	Franklin American Mortgage	162-1-D-6
610 Maple Top Drive	501 Corporate Centre Drive, #400	
Antioch TN 37013	Franklin, TN 37067	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Ronal E. Brown and wife, Caroline C. Brown, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Bueford E. Ross, Jr. and wife, Theresa D. Ross, 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. 6 on the Plan of Maple Valley Subdivision, Section 3, a Planned Unit Development, of record in Book 6900, Page 968, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Ronal E. Brown and wife, Caroline C. Brown by deed from Charles G. Endicott and wife, Caroline C. Endicott of record in Book 9684, Page 112, 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 610 Maple Top Drive, Antioch, TN 37013

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. Grantors covenant with Grantees that Grantors are 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. Grantors do further covenant and bind ourselves, our heirs, successors, 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 29th day of March, 2000.

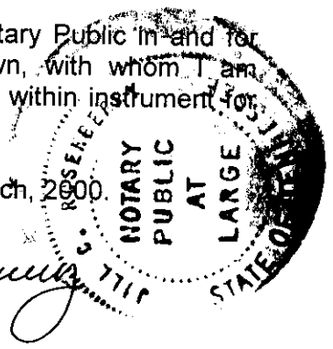
Ronal E. Brown

Caroline C. Brown

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ronal E. Brown and Caroline C. Brown, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 29th day of March, 2000.



Lee C Rosenberry
Notary Public

My Commission expires
5-28-2000