Instr:20000510047339 Page: 1 OF 2
REC'D FOR REC 05/10/2000 1:30:58PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $440.30

[ADDRESS NEW OWNER:] [SEND TAX BILLS TO:] [MAP-PARCEL NO.]

26B

Gregory P. Wilkes and	Franklin Mtg Funding	
wife, Coleen Wilkes	441 Donelson Pk Ste 400	MAP:061-15-0
1119 Stratford Avenue	Nashville, TV 37214	PARCEL: 352.00
Nashville TN 3721		

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 00-05-10085]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Grand Canyon Properties, LLC, a Tennessee Limited Liability Company, (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, Gregory P. Wilkes and wife, Coleen Wilkes, (The "Grantees"), their heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being the easterly half of Lot No. 294 on the Plan of Inglewood Place Subdivision of record in Plat Book 332, page 101, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 294 fronts 50 feet on the southerly margin of Stratford Avenue, and extends 205 feet on the easterly and westerly lines to a line in the rear measuring 50 feet thereon.

Being the same property conveyed to Grand Canyon Properties, LLC, a Tennessee Limited Liability Company, by Warranty Deed from Milus E. Jones of record in Book 11642, page 136, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. Taxes for the year 2000 and subsequent years,

2. Plan of record in Plat Book 332, page 101, Register's Office for Davidson County, Tennessee.

This is improved property known as **1119 Stratford Avenue, Nashville Tennessee 37216.**

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for this
[transfer is $119,000.00.
[Coleen Wilkes
[Affiant
[Subscribed and sworn to before me this
[8th day of May, 2000.
[Amy D. Joines
[Notary Public
[My Commission Expires: 11/29/03

AMY D. JOINES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires
November 29, 2003

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 8th day of May, 2000.

Grand Canyon Properties, LLC,

By: _____
Sher Powers, member

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 **Sher Powers**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be a **member of Grand Canyon Properties, LLC**, and that she as such member, executed the within instrument for the purposes therein contained , by signing the name of the Company by herself as a member .

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of May, 2000.

_____
NOTARY PUBLIC

AMY D. JOINES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires November 29, 2003

My Commission Expires: 11/29/03