02

Realty 421

Instr:200008030077052 Page: 1 OF 2
REC'D FOR REC 08/03/2000 11:32:33AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $690.27

Prepared by:
Lassiter, Tidwell & Hildebrand,
Attorneys at Law
5111 Maryland Way, Suite 101
Brentwood, TN 37027

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires
November 29, 2003

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $186,560.00.

x William P. Duke
Affiant

Subscribed and sworn to before me this 28th **day of July, 2000.**

Notary Public
My commission expires:

Address of New Owner:	**Send Tax Bills to:**	**Tax-Information**
William P. Duke	Franklin American Mortgage Co	183-05-0-a 166.00C0
5209 Catspaw Drive	501 Corporate Centre Drive	
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, Lifestyle Homes, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to William P. Duke and wife, Mattie H. Duke, 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, TN, being Lot 129 on the Plan of Revision One, Phase Two, Section five, October Woods of record in Book 7900, Page 909 and amended in Book 9700, Page 439, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Lifestyle Homes by Deed from October Woods, L.P. of record in Book 11381, Page 389, said Register's Office.

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 5209 Catspaw 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. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind itself, its 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 28th day of July, 2000.

Lifestyle Homes

By: Coby Hanai, Gen Partner
Coby Hanai
General Partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Coby Hanai, 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 General Partner of Lifestyle Homes, the within named bargainor, and that he is authorized by Lifestyle Homes to execute this instrument on its behalf.

Witness my hand in Brentwood, TN, this 18th day of July, 2000.

Notary Public

My Commission expires

ELIZABETH J. SMITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires November 29, 2003