PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (sk) Title No: 41996
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 10/26/00 14:03 2pgs
Fees:11.00 Taxes:721.50
20001026-0106290

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kevin E. Malone Debra D. Malone 401 Tracepark Circle Nashville, TN 37221	1st Trust Bank for Savings 6088 Shallowford Road #103 Chattanooga, TN 37421

TAX MAP-PARCEL NUMBERS: 155-16-A-66

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 195,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles A. Foster and spouse, Sammie J. Foster,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kevin E. Malone and spouse, Debra D. Malone,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee being Lot No. 105 on the Plan of Traceside Section 2, of record in Book 7900, pages 980 & 981, Register's Office for said County to which plan is hereby made for a more complete description.

BEING the same property conveyed to Charles A. Foster and wife, Sammie J. Foster by deed from 2728 Holding Corporation, a Texas corporation f/k/a Centex Real Estate Corporation of record in Book 10259, page 695, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 7900, Page 980 & 981, said Register's Office, which Plan shows a designated building envelope and minimum building setback lines and 20 foot easement for public utility and drainage purposes; The Declaration of Covenants, Conditions and Restrictions of record in Book 9236, page 504, Book 9435, page 493, Book 9668, page 899, Book 9677, page 675, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 401 Tracepark Circle, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 23rd day of October, 2000.

Charles A. Foster

Sammie J. Foster

State of Tennessee
County of Williamson

On this 23rd day of October, 2000, before me the undersigned authority, personally appeared **Charles A. Foster** and **Sammie J. Foster**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 26, 2003

Notary Public

State of Tennessee
County of Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 195,000.00

Affiant

Sworn and subscribed before me on the 23rd day of October, 2000.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 26, 2003

Notary Public