RECORD & RETURN TO:
FILE BOX 36

THIS INSTRUMENT PREPARED BY:
J. Michael Morgan
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
File # 16862SP

Davidson County DEEDWARR
Recvd: 01/29/01 16:08 3pgs
Fees:15.00 Taxes:303.40
20010129-0008842

WARRANTY DEED

Name and Address of New Owner:
Charles E. Webster
503 Lakebrink Court
Nashville, Tennessee 37214

Send Tax Bills To:
SunTrust Mtg., Inc.
P. O. Box 57028
Irvine, Ca 92619-7028

Street Address of Subject Property:	**Map-Parcel No:**
503 Lakebrink Court	**Map 096-16-0-A**
Nashville, Tennessee 37214	**Parcel 044.00CO**

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **BETTY LITCHFIELD STALLONS AND HUSBAND, BILLY M. STALLONS**, hereinafter called **"GRANTOR,"** have bargained and sold, and by these presents do transfer and convey unto **CHARLES E. WEBSTER AND WIFE, SANDRA L. WEBSTER AND KIRT BRYAN WEBSTER, UNMARRIED**, hereinafter called **"GRANTEES,"** his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 46, on the plan of First Revision Phase One, Larchwood, Section Two, of record in Book 6200, page 347, Book 6838, page 654, and Book 7046, page 849, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Betty Litchfield (now Stallons) by Warranty Deed from Jack Kemp, Secretary of Housing and Urban Development of record in Book 8805, page 590,Register's Office for Davidson County, Tennessee.

FOR INFORMATIONAL PURPOSES ONLY
PROPERTY ADDRESS: 503 Lakebrink Court, Nashville, TN 37214

The conveyance of the above described parcel of land is subject to the following:

1. 2001 Davidson County taxes which have been prorated by the parties and assumed by the Grantees; and

2. All matters shown on the Plan of record in Book 6200, page 347, Book 6838, page 654, and Book 7046, page 849, Register's Office for Davidson County, Tennessee.
3. Declaration of Covenants, Conditions and Restrictions of record in Book 6299, page 152, re-recorded in Book 6301, page 82, and amended in Book 6391, page 449, Book 7434, page 620, Book 7792, page 540, Book 8032, page 432 and Book 9827, page 12 and By-Laws appended thereto of record in Book 6299, page 166, re-recorded in Book 6301, page 96, amended in Book 6391, page 459, Book 6873, page 939 and Book 7271, page 342, Register's Office for Davidson County, Tennessee.
4. Charter of Larchwood Townhomes Homeowner's Association of record in Book 6391, page 434, as amended in Book 6391, page 440, Register's Office for Davidson County, Tennessee.
5. Conveyance of common areas to Homeowners Association of record in Book 6767, page 385, Register's Office for Davidson County, Tennessee.

This property is also known as improved property located at 503 Lakebrink Court, Nashville, TN 37214

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 GRANTORS do covenant with the said GRANTEES that they are lawfully seized 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; and GRANTORS do further covenant and bind themselves, their heirs and assigns, 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 our hands this 26th day of January, 2001.

Betty Litchfield Stallons

BETTY LITCHFIELD STALLONS

Billy M Stallons

BILLY M. STALLONS

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 Betty Litchfield Stallons and husband Billy M. Stallons, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of January 2001.

J Michael Morgan

NOTARY PUBLIC

My Commission Expires:_____

J. MICHAEL MORGAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $82,000.00.

Kathy B Oakley

Affiant

Subscribed and sworn to before me, this the 26th day of January, 2001.

J. MICHAEL MORGAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE

J Michael Morgan

NOTARY PUBLIC

My commission expires:_____