BOX 15

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

Davidson County DEEDWARR
Recvd: 03/01/01 16:09 2pgs
Fees:11.00 Taxes:605.80
20010301-0019410

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $164,000.00

Angela Batson
Affiant

Subscribed and sworn to before me, this 27th day of February, 2001.

Notary Public
My commission expires:

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Richard A. Walker 4837 Myra Drive Hermitage TN 37076	Wells Fargo Home Mortgage P.O. Box 5137 Des Moines, IA 50306-5137	087-09-0 072.00

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, John R. Fortin and wife, Mary Lee Fortin, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Richard A. Walker and wife, Sherry K. Walker, 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. 17 on the Plan of New Hope Estates, Phase One, of record in Plat Book 9700, Page 319, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to John R. Fortin and wife, Mary Lee Fortiin by deed from Radnor Homes, Inc., of record in Book 10858, Page 11, 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 4837 Myra Drive, Hermitage, TN 37076

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 27th day of February, 2001.

John R. Fortin

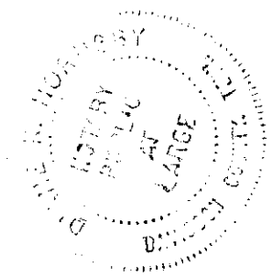
Mary Lee Fortin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John R. Fortin and Mary Lee Fortin, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 27th day of February, 2001.

Diane K. Hornsby
Notary Public



My Commission expires 3/28/2002