This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

mail
Record & Return To:
Watkins Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Gary R. Fleeman & Judy K. Fleeman
323 Forest Park Rd., No. 6-7
Madison, Tennessee 37115

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
GreenPoint Mortgage Funding, Inc.
5032 Parkway Plaza Blvd.
Charlotte, NC 28217

MAP **43-13**
GROUP **A**
PARCEL **71**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum 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, **Little John Properties** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Gary R. Fleeman and Judi K. Fleeman**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

See attached Exhibit "A" for Legal Description

Being the same property conveyed to Little John Properties by deed from Love Properties of record in Book 6531, page 411, as corrected in 8228/69, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2001 and subsequent years.

This is improved property known as 323 Forest Park Rd., No. 6-7, Madison, Tennessee 37115.

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, GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors and representatives, 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.

Davidson County DEEDWARR
Recvd: 04/05/01 14:59 3pgs
Fees:15.00 Taxes:149.85
20010405-0033526

WITNESS my hand this the 3rd day of April, 2001.

Little John Properties

Dan Paulus

By: Dan Paulus, General Manager

William E. Pitts by Dan Paulus P.O.A.

William E. Pitts. General Manager, by Dan Paulus, as attorney in fact

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Dan Paulus, individually and as attorney in fact for William E. Pitts** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **General Manager** of **Little John Properties**, the within named bargainor, a corporation, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing the name of the corporation as such authorized officer.

WITNESS my hand and official seal this 3rd day of April, 2001.

M L Nickerniell

NOTARY PUBLIC

M. L. NICKERNIELL NOTARY PUBLIC AT LARGE WILLIAMSON CO TENN

My Commission Expires: 8-8-01

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $40,500.00.

AFFIANT

Subscribed and sworn to before me on this 3rd day of April, 2001.

M L Nickernell

NOTARY PUBLIC

M. L. NICKERNIELL NOTARY PUBLIC AT LARGE WILLIAMSON CO TENN.

My Commission Expires: 8-8-01

Exhibit A

Apartment Unit number 6-7, of Robin Hood Condominium created under Title 64, Sections 2701 et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5388, page 534, Register's Office for Davidson County, Tennessee, and as shown on the plat of Robin Hood Condominium Apartments, of record in Book 5200, page 124, said Register's Office, to which reference is hereby made.

This is improved property, known as Apartment No. 6-7, Robin Hood Condominiums, 323 Forrest Park Road, Madison, Tennessee 37115.