FILE BOX 45

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/30/01 10:21 2pgs
Fees:13.00 Taxes:210.90

20011030-0118007

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,000.00

Jack A. Gallo
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF October 20 01

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public

MY COMMISSION EXPIRES: January 29, 2005
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jack A. Gallo (NAME)	American First Mortgage, LLC (NAME)	MAP 75-8-0-A
129 Brooke Castle (ADDRESS)	109 Westpark Drive; Suite 100 (ADDRESS)	PARCEL 30
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Leroy Grace, Jr. and wife, Roxanne Grace

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jack A. Gallo, an unmarried man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium unit in Davidson County, described as follows: Unit No. 129, in a Horizontal Property Regime as shown on the condominium site plan of Brooke Castle Condominiums, as of record in Plat Book 6250, Page 627, amended in Book 6680, Page 905, re-recorded in Book 6727, Page 762, and revised in Plat Book 6250, Page 691, said Register's Office.

BEING the same property conveyed to Leroy Grace, Jr., unmarried by deed from Bharat K. Desai and wife, Dhruman B. Desai, of record in Book 9964, Page 130, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed, Restrictions, and By-Laws, of record in Book 6519, Page 747; Book 6519, Page 768, said Register's Office.

This conveyance is made subject to: (1) 2001 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Plat Book 6250, Page 627, amended in Book 6680, Page 905, re-recorded in Book 6727, Page 762, amended in Book 6250, Page 691, said Register's Office.

The said Roxanne Grace joins in this conveyance to convey any and all marital interest she may have in said property.

unimproved ( )
This is improved (X) property, known as 129 Brooke Castle, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs 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.

Witness our hand s this 29th day of October, 20 01

Leroy Grace, Jr.

Roxanne Grace

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 Leroy Grace, Jr. and wife, Roxanne Grace

the bargainor s, 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 at Nashville, Tennessee, this 29th day of October, 2001.

Commission expires January 29, 2005

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon _____ oath(s) acknowledged _____ to be _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____.

My commission expires _____

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.