Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #02-1204

BOX 2

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, 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 Worthington Crichton, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Christopher Paul Pelcer, unmarried**, 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. 73 on the Plan of West Meade Farms, Section 3, of record in Book 1835, page 4, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Charles Worthington Crichton , unmarried by deed from Randall Brent Rock and wife, Ruth Strohmeier Rock, by deed of record in Book 10505, Page 253, Registers office for said County.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 111 Keyway Drive, Nashville TN 37205.

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 29th day of April, 2002

Charles Worthington Crichton

Davidson County DEEDWARR
Recvd: 05/13/02 12:53 2pgs
Fees:13.00 Taxes:695.23
20020513-0058471

State of Tennessee)
County of Davidson)

On this 29th day of April, 2002, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Charles Worthington Crichton , the bargainor(s), 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.

Notary Public

My Commission Expires: 7-30-05

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 187,900.00.**

Affiant

Sworn and subscribed before me on this the 29th day of April, 2002.

Notary Public

My Commission Expires: 7-30-05

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Christopher Paul Pelcer **111 Keyway Drive** **Nashville, TN 37205**	**FRANKLIN FINANCIAL MORTGAGE INC.** **206 EAST MAIN STREET** **FRANKLIN, TN 37064**	**130-1-19**