This Instrument Prepared From Information Furnished by the Parties by:
IMOGENE W. BOLIN, ATTORNEY, P. O. BOX 467, SMYRNA, TENNESSEE 37167

MAP 162-6, PARCEL 391

SEND TAX BILLS TO:
ABN AMRO Mortgage Group
P.O. Box 57068
Irvine, CA 92619

NAME AND ADDRESS OF NEW OWNERS:
Robert French and wife, Katherine Turenne
159 Tusculum Road
Antioch, TN 37013

STATE OF TENNESSEE)
SS.:
COUNTY OF DAVIDSON)

Davidson County DEEDWARR
Recvd: 05/20/02 10:05 2pgs
Fees:13.00 Taxes:305.25
20020520-0061149

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY-TWO THOUSAND FIVE HUNDRED AND 00/100 ($82,500.00) DOLLARS, cash in hand paid, receipt of which is hereby acknowledged;

We, the undersigned, **JOHN C. LUDEMAN AND WIFE, MYRA M. LUDEMAN**, have bargained and sold and do hereby transfer and convey unto **ROBERT FRENCH AND WIFE, KATHERINE TURENNE**, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

LAND IN DAVIDSON COUNTY, Tennessee, being Lot No. 2 on the Plan of Old Tusculum Road Heights, Section 3, on an unrecorded plan, described according to a survey of Barry Greer & Associates, dated December 12, 1978 as follows:

BEGINNING AT A POINT in the south margin of Tusculum Road; thence south 27 degrees 14' west 36.00 feet to a point; thence south 37 degrees 06' east 89.69 feet; thence south 15 degrees 18' east 54.14 feet; thence south 36 degrees 02' east 57.90 feet to a point in the north margin of Old Tusculum Road; thence with said north margin of Old Tusculum Road south 86 degrees 52' east 74.00 feet; thence around a curve connecting said Tusculum Road and Old Tusculum Road 62.10 feet to a point in the south margin of Tusculum Road; thence with a curve having a radius of 597.76 feet and with said margin of Tusculum Road 21.91 feet to a point; thence continuing with south margin of Tusculum Road north 47 degrees 06' west 218.97 feet to the beginning.

BEING THE SAME PROPERTY conveyed to **JOHN C. LUDEMAN** and wife, **MYRA M. LUDEMAN** by deed of record in Book 6815, page 276 in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE is subject to an easement of record in Book 4155, page 695 and to any other easement or restriction of record in the Register's Office of Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY known as 159 Tusculum Road, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple together with all of the appurtenances, estate and title thereunto belonging unto the said Grantees herein, their heirs and assigns, forever.

AND we do covenant with the said Grantees herein that we are lawfully seized and possessed of said land in fee simple; have a good right to convey the same; and, the same is unencumbered except as set forth herein. The 2002 property taxes are being prorated between the parties hereto, the Grantees assuming payment thereof.

AND, we do further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee herein, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Possession of the within-described property will be given to the Grantees with delivery of deed.

WITNESS OUR HANDS, this 15th day of May, 2002.

JOHN C. LUDEMAN

MYRA M. LUDEMAN

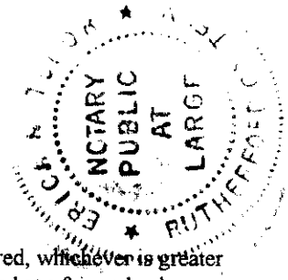
STATE OF TENNESSEE)
ss.
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named **JOHN C. LUDEMAN AND WIFE, MYRA M. LUDEMAN**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Smyrna, Tennessee, this the 15th day of May, 2002.

Notary Public

My commission expires: 12/19/2004



I hereby certify or swear that the actual consideration for this transfer or value of the property transferred, whichever is greater is $82,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this the 15th day of May, 2002.

Notary Public

My commission expires: 12/19/2004

