BOX 15

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $225,000.00

Affiant

Subscribed and sworn to before me, this 1st day of July, 2002.

Notary Public
My commission expires: 1-31-2004

Davidson County DEEDWARR
Recvd: 07/02/02 15:55 2pgs
Fees:13.00 Taxes:832.50
20020702-0079698

Address of New Owner:	Send Tax Bills to:	Tax Information
Steven A. Edwards REV. FAM. TRUST 417 Overall Drive Brentwood TN 37027	Same	171-08 Group A 023.00

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, **Kenneth L. Cummings and wife, Marie W. Cummings**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Steven A. Edwards Revocable Family Trust dated June 27, 1997**, 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. 23 on the Plan of Cottonport Plantation, Phase I, of record in Book 6900, Page 529-530, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Kenneth L. Cummings and wife, Marie W. Cummings by deed from Radnor Homes, Inc. of record in Book 8446, Page 125, and re-recorded in Book 9144, Page 232, 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 417 Overall Drive, Brentwood, TN 37027.

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 1st day of July, 2002.

Kenneth L. Cummings

Marie W. Cummings

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kenneth L. Cummings and Marie W. Cummings, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 1st day of July, 2002.

Catherine R Vass

Notary Public

My Commission expires: 5-30-04

CATHERINE R. VASS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN
MY COMMISSION EXPIRES MAY 30TH 2004