THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON).

The actual consideration or value, whichever is greater, for this transfer is $ 192,500.00

Affiant

Subscribed and sworn to before me, this 30th day of September, 2002

Notary Public

My Commission Expires: 10/17/05

Davidson County DEEDWARR
Recvd: 10/01/02 14:54 2pgs
Fees:13.00 Taxes:712.25
20021001-0119212

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
WILLIAM P. CARLSON 1300 Edgewood Place Nashville, Tennessee 37206	AMERICA'S WHOLESALE LENDER 750 Old Hickory Boulevard #180 Brentwood, Tennessee 37027	MAP 83-5 PARCEL 265

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED NINETY TWO THOUSAND FIVE HUNDRED AND NO/100---------- ($ 192,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, RISLEY P. LAWRENCE, JR., MARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto WILLIAM P. CARLSON AND WIFE, MEGHAN S. CARLSON 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:

BEING Lot No. 36 on the Plan of Edgewood, E.T. Brown's Subdivision of the Bransford Place of record in Plat Book 332, page 73, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Risley P. Lawrence, Jr. by deed from Clifford D. Pierce, Jr. as Substitute Trustee dated May 25, 2001, of record as Instrument No. 20010611-0061347 in the Register's Office for Davidson County, Tennessee.

SUSAN L. TOLMIE, spouse of Risley P. Lawrence, Jr., joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

This is improved property known as 1300 Edgewood Place, Nashville, Tennessee 37206

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.

GRANTOR COVENANTs with the said GRANTEEs that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Edgewood, ET Brown's S/D of The Bransford Place of record in Book 332, page 73, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind_s_ himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE_s_, their__ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF _I__ have hereunto set _my_ hand___ on this the __30th__ day of __September___, 2002_.

RISLEY P. LAWRENCE, JR.

SUSAN L. TOLMIE

BY: _____
Risley P. Lawrence, Jr.
Attorney in Fact

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 _____Risley P. Lawrence, Jr._____, the bargainor____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ___he_____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal this __30th__day of __September, 2002_____.

My Commission Expires: ___10/12/05_____

Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ _____ and_____ with whom I am personally acquainted and who upon _____oath___ acknowledged _____ to be the _____ 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 this _____day of _____.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mitchell A. Watts, a Notary Public in and for said County and State, personally appeared RISLEY P. LAWRENCE, JR., to me known to be the person who executed the foregoing instrument in behalf of and as attorney in fact for SUSAN L. TOLMIE and who acknowledged that he executed the same as the free act and deed of SUSAN L. TOLMIE.

WITNESS my hand and official seal this 30th day of September, 2002.

Notary Public

My commisison expires: 10/12/05

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee