WARRANTY DEED

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 152,000.00

Janet K. Turrentine
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF October, 2002

Notary Public

MY COMMISSION EXPIRES: May 28, 2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WEISS & WEISS, ATTYS AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JANET K. TURRENTINE (NAME)	HOME FINANCIAL GROUP, LLC (NAME)	MAP 125-15-0
7956 Boone Trace (ADDRESS)	THREE MARYLAND FARMS, SUITE 155 (ADDRESS)	GROUP A
NASHVILLE, TN 37221 (CITY) (STATE) (ZIP)	BRENTWOOD, TN 37027 (CITY) (STATE) (ZIP)	PARCEL 105.00 CO

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, STEPHEN M. BROOKS AND WIFE, STEPHANIE BROOKS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JANET K. TURRENTINE, UNMARRIED

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:

LAND in Davidson County, Tennessee, being all of Lot No. 124, on the plan of SECTION TWO, BOONE TRACE AT BILTMORE, all of record in Plat Book 9700, pages 316 and 317, said Register's Office, to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Stephen M. Brooks and wife, Stephanie Brooks by Warranty Deed from NVR Fox Ridge, Inc., of record in Book 10741, page 965, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Restrictive Covenants of record in Book 7265, Page 657, Book 9342, page 312 and re-recorded in Book 9735, page 931 and amended in Book 10032, page 813; Book 10306, page 817; Book 11455, page 443; Instrument No. 20001211-0121618; Instrument No. 20010717-0075902 and 200111190126832; Charter of Boone Trace Homeowners' Association, Inc., of record in Book 9607, page 534, Subject to Overhead Line Easement of record in Book 8992, page 63; Easeament and right-of-way of record in Book 9665, page 420; Deed of Conveyance of Open-Space of record in Instrument No. 200111190126831; said Register's Office; and, any and all matters as shown on the plan of record in Plat Book 9700, pages 316 and 317, all of Register's Office for Davidson County, Tennessee.

The above described property is a Planned Unit Development. (PUD)

unimproved ( )
This is improved (X) property, known as 7956 Boone Trace, NASHVILLE, TN 37221
(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 21st day of October, 2002

STEPHEN M. BROOKS

STEPHANIE BROOKS

Davidson County DEEDWARR
Recvd: 10/23/02 16:04 2pgs
Fees:13.00 Taxes:562.40

20021023-0130261

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 STEPHEN M. BROOKS AND WIFE, STEPHANIE BROOKS

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 Brentwood, Tennessee, this 21st day of October, 2002

Commission expires May 28, 2003

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 and who upon _____ oath(s) 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 at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public