Davidson County DEEDWARR
Recvd: 11/07/02 10:08 2pgs
Fees:13.00 Taxes:818.24

20021107-0137127

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 221,147.00.

Christopher Beck
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 4th day of November, 2002.

Notary Public

MY COMMISSION EXPIRES: 10/22/05

(AFFIX SEAL)

BARBARA HODGE NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN. MY COMM. EXP 10/22/05

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 198 East Main Street, Suite 201, Franklin, TN 37064

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher Beck and Lakeisha Sisco Beck	Franklin American Mortgage Company	Map: 98-5-B-10.00
(NAME) 6304 Spera Pointe Crossing	(NAME) 501 Corporate Centre Drive, Suite 400	Parcel:
(ADDRESS) Hermitage TN 37076	(ADDRESS) Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, LANDMARK HOMES OF TENNESSEE, INC., A TENNESSEE CORPORATION, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto CHRISTOPHER BECK AND LAKEISHA SISCO BECK, 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. 10, FIRST REVISION, FINAL PLAT, BAYPOINTE SUBDIVISION, PHASE I, as shown by plat appearing of record in Instrument No. 200006210061773, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Landmark Homes of Tennessee, Inc., a Tennessee corporation, by Warranty Deed of record in Instrument No. 200207090082106, said Register's Office.

This conveyance is subject to the following:
Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 200005100047337 and Amended in Instrument No. 200007200071748; Restrictions of record in Book 3827, page 822, Book 3811, page 637, Book 3827, page 830 and Book 4075, page 628; Transmission Line Easements of record in Book 1255, page 347 and Book 1280, page 445; Sewer and/or Storm Drainage Easement of record in Book 10316, page 619; and, any and all matters as shown on the plan of record in Instrument No. 200006210061773, all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (x) property, known as 6304 Spera Pointe Crossing, Hermitage, TN 37076
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 hands this 4th day of November, 2002.

Landmark Homes of Tennessee, Inc., a Tennessee corporation

BY: _____
Gary Wisniewski
President

STATE OF Tennessee

COUNTY OF Williamson

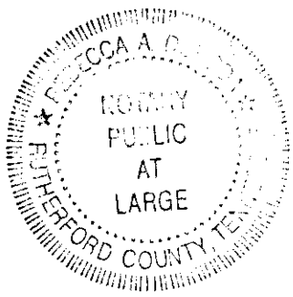
Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Gary Wisniewski, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of Landmark Homes of Tennessee, Inc., a Tennessee corporation, the within named bargainor, a corporation, and that he as such President, as duly authorized executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal, this 4th day of November, 2002.

Notary Public

My Commission Expires: 5/15/04

(SEAL)



Mail After Recording To:

Southern Title Services, LLC
198 East Main Street, Suite 201
Franklin, TN 37064