Return To	STATE OF TENNESSEE
Executive Title, LLC 2520 N. Mt. Juliet Rd. Mt. Juliet, TN 37122	COUNTY OF WILSON THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,460.00 Randy Stepp Affiant Subscribed and sworn to before me, this 11th DAY OF March, 2003. Rita B. Mitchell Notary Public MY COMMISSION EXPIRES: 5 20 2003 (AFFIX SEAL)
WARRANTY DEED ET-03-3831	RITA B. MITCHELL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2012 21st AVENUE SOUTH
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Randy L. Stepp and September A. Stepp	OWNER	
(NAME)	(NAME)	
192 Brook Castle Drive		075-08-0-A-95.00
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we CARL S. FULGHUM, MARRIED, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto RANDY L. STEPP AND SEPTEMBER A. STEPP, MARRIED, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Unit No. 192 on the Plan of Brookcastle Condominiums, as of record in Plat Book 6250, Book 627 and Book 6727, Page 762, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Carl S. Fulghum, Married by Deed from Carl C. Fulghum of record in Instrument Number 20030130-0012673, Register's Office of Davidson County, Tennessee. This is not and has never been the primary residence of Carl S. Fulghum.*

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Don Bass Family Partnership, LP of record in Instrument Number 20010801-0081606, Register's Office of Davidson County, Tennessee, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account and insurance to be transferred to Grantee(s).

This conveyance is subject to By-Laws of record in Book 6519, Page 739, Book 6519, Page 768, as amended in Book 7570, Page 312 and Book 7866, Page 374, said Register's Office.

This conveyance is subject to Restrictions of record in Book 1007, Page 272, said Register's Office.

This conveyance is subject to Warranty Deed to Homeowner's Association of record in Book 6883, Page 759, said Register's Office.

This conveyance is subject to an easement for Retention Basin of record in Book 6516, Page 857, said Register's Office.

This conveyance is subject to an easement for trunk sewer and waterlines granted to Cumberland Water Company of record in Book 4106, Page 812 and 816, said Register's Office.

This conveyance is subject to Storm Water Dentention Agreement of record in Book 6634, Page 229, said Register's Office.

Davidson County DEEDWARR
Recvd: 03/13/03 10:31 3pgs
Fees:18.00 Taxes:290.30
20030313-0033898

unimproved ( )
This is improved ( ) property, known as 192 Brook Castle Drive, Hermitage, Tennessee 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 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 my/our hand(s) this 11th day of March, 2003.

Carl S. Fulghum

Carl S. Fulghum

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl S. Fulghum, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at At 10:20 AM 3-11-03, Tennessee, this 11th day of March, 2003.

My Commission Expires: 5-20-2003

Rita B. Mitchell
Notary Public

RITA B. MITCHELL
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

RETURN TO:

EXECUTIVE TITLE LLC

2520 N. Mt. Juliet Road

Mt. Juliet, TN 37122

MARY FRANCES RUDY

ATTORNEY - AT - LAW