File #20035079

Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 10/23/03 14:02 2pgs
Fees:13.00 Taxes:961.63

20031023-0156937

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ~~265,000.00~~ 259,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of October, 2003.

Notary Public

MY COMMISSION EXPIRES: 5/29/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda C. Cross and Charles L. Cross	ABN AMRO Mortgage Group, Inc.	Map 171-12-A
(NAME) 6033 Ridge Farm Place	(NAME) P.O. Box 57068	Parcel 052.00
(ADDRESS) Brentwood TN 37027	(ADDRESS) Irvine, CA 92619-7068	
(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, **HENRY M. FLURY AND WIFE, AMY S. FLURY,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **LINDA C. CROSS, AND HUSBAND CHARLES L. CROSS**, 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. 51, on the Plan of Section Two, Addition to Brelan Park at Saddlewood, a Planned Unit Development, as shown by plat appearing of record in Plat Book 7900, Page 963, 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 Henry M. Flury and Amy S. Flury by Warranty Deed dated December 8, 1995 of record in Book 9885, Page 890, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Declaration of Covenants, Conditions and Restrictions of record in Book 8891, Page 850, supplemented in Book 9462, Page 398 and amended and restated in Book 9480, Page 387; By-Laws of record in Book 8891, Page 869; Codes administration agreement of record in Book 6012, Page 981; Easement of record in Book 7883, Page 311; Application for Greenbelt Assessment of record in Book 8886, Page 794 and in Book 8886, Page 793; and, any and all matters shown on plat of record in Plat Book 7900, Page 963; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 6033 Ridge Farm Place, Brentwood, TN 37027
(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 20th day of October, 2003.

Henry M. Flury

Amy S. Flury

STATE OF Tennessee

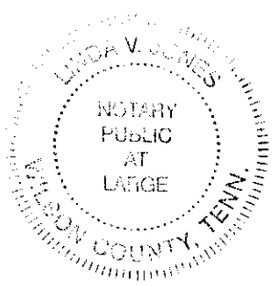
COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Henry M. Flury and Amy S. Flury who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 20th day of October, 2003.

Notary Public

My Commission Expires: 7-23-05



(SEAL)

Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076