Box 17

BOOK 10376 PG 47

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 114,900.00

Affiant Jeffery K Dugger

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF March 19 97

Notary Public Mari A. Beasley

MY COMMISSION EXPIRES: 1/22/97
(AFFIX SEAL)

NOTARY PUBLIC LARGE

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffery K. Dugger (NAME)	CTX Mortgage Company (NAME)	MAP 161-6
715 Tobylynn Drive (ADDRESS)	P.O. Box 199000 (ADDRESS)	PARCEL 209
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Dallas, TX 75219-9000 (CITY) (STATE) (ZIP)	6DU74710

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, Frank M. Burkett and wife, Cynthia A. Burkett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffery K. Dugger and Amy K. Christison

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. 155 on the Plan of Huntington Park, Section Two, as of record in Book 4175, page 108, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Frank M. Burkett and wife, Cynthia A. Burkett by deed from Linda A. Keele Hunnicutt and husband, Edward L. Hunnicutt of record in Book 9763, page 817, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 4393, page 383, said Register's Office.

This conveyance is subject to any and all existing easements of record.

Taxes for the year 1997 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

This is unimproved ( ) improved (X) property, known as 715 Tobylynn Drive, Nashville, TN 37211
(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 10th day of March 19 97

Frank M Burkett
Frank M. Burkett

Cynthia A. Burkett
Cynthia A. Burkett

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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 Frank M. Burkett and wife, Cynthia A. Burkett

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 Nashville Tennessee this 7th day of March 19 97.

Commission expires 11/22/97

Laura A. Beasley
Notary Public

LAURA A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

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 _____ 19_____.

My commission expires _____

_____
Notary Public

5044 03/11 0101 03CHECK 434.13

0281069
IDENTIF. & REFERENCE

97 MAR 11 PM 12:08
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
114900.00
CON TX 425.13
PRFEE 1.00
WDEED 8.00
TOTAL 434.13
CHECK 434.13

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 03/11/97 01 12:12 0001 5044

0281069
IDENTIF. ↑ REFERENCE

97 MAR 11 PM 12:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1125408