Box 1

WARRANTY DEED

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires Oct. 9, 1999

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $117,000.00

x Christopher C Mitchell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF JUNE, 1997.

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Christopher C. Mitchell	CTX Mortgage Company	149-2-99
(NAME)	(NAME)	
805 Split Oak Court	P.O. Box 19000	
(ADDRESS)	(ADDRESS)	BOOK 10517 PG 104
Antioch, TN 37013	Dallas,Texas 75219-9000	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **ROLAND CHAVEZ, UNMARRIED** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHRISTOPHER C. MITCHELL, MARRIED** 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 Lot No. 88 on the Plan of Oakwood Subdivision, Phase II, Section I, of record in Plat Book 7900, Page 126, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Roland Chavez, unmarried by deed of record in Book 9232, Page 952, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Roland Chavez by Carolyn Adcock as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10517, Page 103, in the Register's Office for Davidson County, Tennessee.

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

This is improved (X) property, known as 805 Split Oak Court, Antioch, TN 37013
(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 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 27th day of June, 1997.

Roland Chavez
By: Carolyn Adcock, Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6/27/97 before me personally appeared Carolyn Adcock, the person who executed the foregoing instrument on behalf of Roland Chavez, and acknowledged that she executed the same as the free act and deed of the said Roland Chavez, through Power of Attorney granted her, by the said Roland Chavez.

Lori Holloway
Notary Public

Commission Expires:

LORI HOLLOWAY NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires Oct. 9, 1999

0322800

IDENTIFICATION

97 JUL -3 AM 11:06

LILA Z. WILSON REGISTER
DAVIDSON COUNTY, TN

RECEIPT 07/03/97 10101 03CHECK 441.90

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10517 PG 105

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 117000.00

CON TX 432.90

PRFEE 1.00

WDEED 8.00

TOTAL 441.90

CHECK 441.90

07/03/97 01 11:06 0001 0635

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0322800

IDENTIFICATION REFERENCE

97 JUL -3 AM 11:06

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1170411