WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(35764)

BOOK 10547 PG 386

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July, 19 97

Notary Public

MY COMMISSION EXPIRES: 12/28/98
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TEN.

THIS INSTRUMENT WAS PREPARED BY:
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Robert Carter (NAME)	CTX Mortgage Company (NAME)	133-7-241
3702 Grubbs Road (ADDRESS)	P.O. Box 19000 (ADDRESS)	6DA-58005
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Dallas, Texas 75219-9000 (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, Sam Lynnwood Leech and wife, Oneida Von Leech

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Robert Carter and wife, Annie Terrell Carter

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. 37 on the Map of Parma Heights, as of record in Book 2133, Page 23, Register's Office for said County.

Said Lot No. 37 fronts 65.68 feet on the east side of Grubbs Road and runs back between lines 185.1 feet on the north line and 223.5 feet on the south line to a dead line in the rear which is a broken line, on which it measures 161.5 feet.

BEING the same property conveyed to Sam Lynnwood Leech and wife, Oneida Von Leech by deed from Harold O. Matlock, Jr. and wife, Lynda M. Matlock of record in Book 4263, Page 269, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 3702 Grubbs Road, 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 25th day of July 19 97

Sam Lynnwood Leech

Oneida Von Leech

Oneida Von Leech

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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 Sam Lynnwood Leech and wife, Oneida Von Leech

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 25th day of July, 19 97.

Commission expires 11/28/98

ALAIS L. SAXON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

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 _____

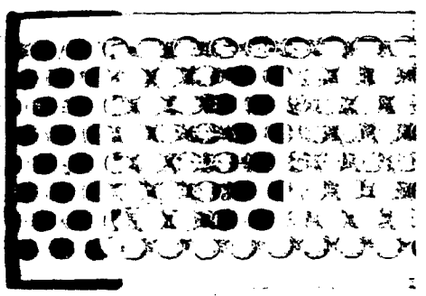
_____
Notary Public

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

97 JUL 30 AM 9:42
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0331570
IDENTIF. & REFERENCE

02BO 07/30 0101 03CHECK 275-40



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

RECEIVED OF _____

FOR _____

BOOK 10547 PG 388

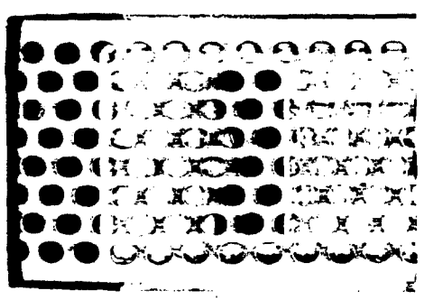
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 72000.00
CON TX 266.40
PRFEE 1.00
WDEED 8.00
TOTAL 275.40
CHECK 275.40

07/30/97 01 09:44 0001 0280

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0331570
IDENTIF. ↑ REFERENCE

97 JUL 30 AM 9:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1179924