Book 1

WARRANTY DEED

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

My Commission Expires Oct. 9, 1999

STATE OF TENNESSEE
COUNTY OF DAVIDSON 10769 979

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,900.00

x Pamela A Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JANUARY, 1998.

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
Pamela A. Smith	Mortgage Portfolio Services, Inc.	176-5B-7
(NAME) 500 Hickory Woods Way	(NAME) 4144 N. Central Expressway #850	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Dallas,Texas 75204	
(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, **HOLIGAN HOMES TENNESSEE, LTD** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PAMELA A. SMITH, UNMARRIED** 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. 7 on the Plan of Hickory Woods Estates Section "C" of record in Plat Book 6900, Page 885, 886, and 887, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Holigan Homes Tennessee, LTD by deed of record in Book 10654, Page 387, 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 500 Hickory Woods Way, 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.

6238 01/27 0101 03CHECK 400.83

98 JAN 27 P1:12:14

DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

0394002

BOOK 10769 PG 980

Witness our hands this 23rd day of January, 1998.

Holigan Homes Tennessee, LTD
By: James E. Ruddell

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Lori Holloway, a Notary Public in and for said County and State, personally appeared James E. Ruddell and with whom I am personally acquainted and who upon ~~their~~ oaths acknowledged ~~themselves~~ himself to be the president and, respectively, of the Holigan Homes Tennessee, LTD, the within-named bargain, and corporation, and that ~~they~~ as such president and, being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said James E. Ruddell as such, ~~and attesting the same by the said president as such~~.

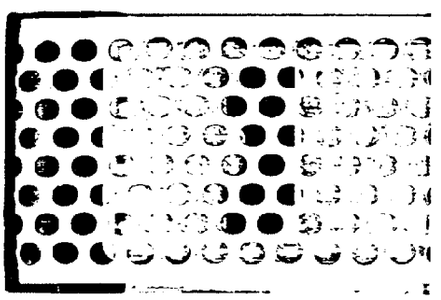
Witness my hand and official seal at Antioch , Tennessee this 23rd day of January, 1998

Commission expires: October 9, 1999

Lori Holloway Notary Public

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

My Commission Expires Oct. 9, 1999



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ Book 10769 Pg 951

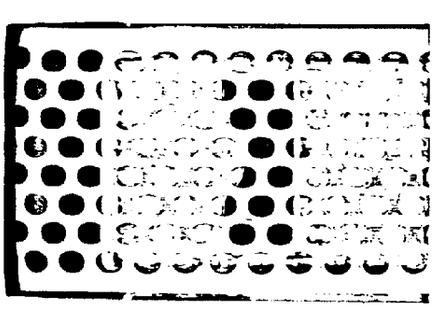
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
105900.00
CON TX 391.83
PRFEE 1.00
WDEED 8.00
TOTAL 400.83
CHECK 400.83

01/27/98 01 12512 0001 6238

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0394002
IDENTIFICATION REFERENCE

98 JAN 27 PM 12:14

REGISTER
DAVIDSON COUNTY, TN.

No. 1246832