STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 160,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF March 19 98

Notary Public

MY COMMISSION EXPIRES: 5-28-2000
(AFFIX SEAL)

LINDA S. HARRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Byrd (NAME)	CTX Mortgage Company (NAME)	172-15-A-050-CO
168 Holt Hills Road (ADDRESS)	P.O. Box 199000 (ADDRESS)	06D-78194
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, Charles P. Holmes and wife, Tammy L. Holmes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry Byrd

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, TN, BEING Lot No. 62 on the Plan of Holt Woods, Section Five, of record in Plat Book 9700, page 10, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Charles P. Holmes and wife, Tammy L. Holmes, by deed from Claridge Builders Co., LLC, of record in Book 10156, Page 416, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1998 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 9700, page 10; all matters appearing on the Plan of record in Plat Book 7900, page 668; Declaration of Covenants, Conditions and Restrictions of record in Book 9570, page 22; By-Laws in Book 9570, page 13; Charter in Book 9570, page 5; all of record in the Register's Office for Davidson County, Tennessee.

98 MAR 19 AM 8:14
REGISTER
DAVIDSON COUNTY, TN

IDENTIF. & REFERENCE

04139 31

unimproved ( )
This is improved (X) property, known as 168 Holt Hills 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 17th day of March 19 98

Charles P. Holmes

Tammy L. Holmes

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 Charles P. Holmes and wife, Tammy L. Holmes

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 Brentwood, Tennessee, this 19th day of March 19 98.

Commission expires 3/27/99

ROBIN S. HEALEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires March 27, 1999

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

WARRANTY DEED

FROM

Charles P. Holmes and wife,
Tammy L. Holmes

TO

Larry Byrd

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

7681 03/19 0101 03CHECK

604.33

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

RECEIVED OF _____

FOR _____

BOOK 10844 PG 297

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
160900.00
CON TX 595.33
PRFEE 1.00
WDEED 8.00
TOTAL 604.33

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 604.33

03/19/98 01 08:13 0001 7681

0413931
IDENTIF. ↑ REFERENCE

98 MAR 19 AM 8:14

REGISTER
DAVIDSON COUNTY, TN.

No. 1268031