BOOK 10872 PG 835

**WARRANTY DEED**

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 222,930.00

Randall Ellis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 19 98

Notary Public

MY COMMISSION EXPIRES: November 27, 1999
(AFFIX SEAL)

MAJ

**THIS INSTRUMENT WAS PREPARED BY**
Castleman Title & Escrow, Inc., 213 A Ward Circle, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Randall Ellis (NAME) | CTX Mortgage Company (NAME) | Map 155-16-0-A |
| 508 Leonard Ridge Court (ADDRESS) | P.O. Box 199000 (ADDRESS) | Parcel 167.00 |
| Nashville, Tennessee 37221 (CITY) (STATE) (ZIP) | Dallas, Texas 75219 (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, Centex Homes, a Nevada General Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Randall Ellis and Jane A. Ellis, husband and wife

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. 182 of Traceside, Section Seven, according to the plan of record in Book 9700, page 423, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description thereof.

Being a part of the same property conveyed to Centex Homes, a Nevada General Partnership, by deed from Stephens Foundation Trust, n/k/a Stephens Christian Trust, of record in Book 10334, page 832, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 1998 and subsequent years, and to restrictions and easements of record.

0421709
IDENTIF. & REFERENCE
98 APR -6 AM 8:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 508 Leonard Ridge Court, Nashville, Tennessee 37221
(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 my hand this 31st day of March 19 98

Centex Homes, a Nevada General Partnership
By:
Ken Thompson, Division Controller

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

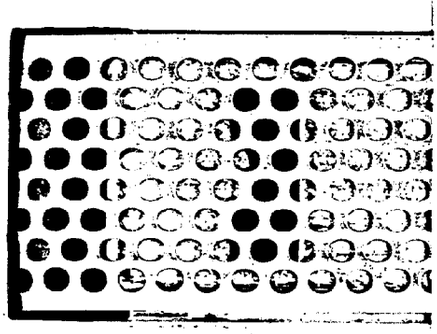
Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Ken Thompson and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Division Controller and _____ respectively of the Centex Homes the within named bargainor, and corporation, and that he as such Division Controller 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 Ken Thompson as such Division Controller, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 31st day of March 19 98.

My commission expires November 27, 1999

_____
Notary Public

5929 04/06 0101 03CHECK 833.94



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

RECEIVED OF _____

FOR _____

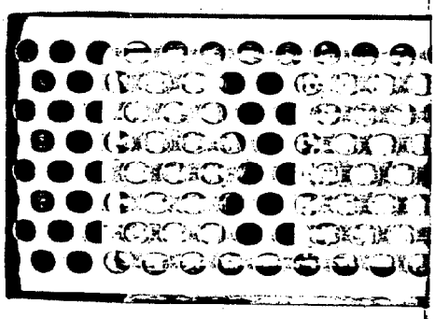
BOOK 10872 PG 837

| | | |
|---|---|---|
| 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 | |
| | 222930.00 |
| CON TX | 824.84 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 833.84 |
| CHECK | 833.84 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 5929



0421709
IDENTIF. ↑ REFERENCE

98 APR -6 AM 8:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1276172