Bk 4

BOOK 11017 PAGE 667

WARRANTY DEED

STATE OF ~~TENNESSEE~~ Oklahoma
COUNTY OF ~~WILLIAMSON~~ Oklahoma
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 163,000.00

Pamela T. Hyde
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF July 19 98

Paula K. Sanford
Notary Public

MY COMMISSION EXPIRES: August 30, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Garrett C. Klein (NAME)	CTX Mortgage Company (NAME)	MAP 103-10
804 Kendall Drive (ADDRESS)	2728 N. Harwood (ADDRESS)	PARCEL 44
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Dallas, TX 75201 (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, C. Craig Elkins and wife, Virginia J. Elkins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Garrett C. Klein and Stacy Stansell Klein, husband and wife GCK/SSK

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Williamson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee being Lot No. 59 on the Plan of Brookside Court, Section 4, as of record in Plan Book 2083, page 59, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to C. Craig Elkins and wife, Virginia J. Elkins, by deed from Krista M. Lane and husband, Cameron A. Lane, of record in Book 8999, page 173, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Taxes for the year 1998 and subsequent years, a lien, but not yet due and payable.

Plan of record in Book 2083, page 59, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

unimproved ( )
This is improved (X) property, known as 804 Kendall Drive, Nashville, TN 37209
(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 10th day of July 19 98

C. Craig Elkins

Virginia J. Elkins

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STATE OF ~~TENNESSEE~~ Oklahoma
COUNTY OF ~~WILLIAMSON~~ Oklahoma

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. Craig Elkins and wife, Virginia J. Elkins

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 Edmond Franklin Oklahoma ~~Tennessee~~, this 9th day of July 1998

Commission expires August 30, 1999

Paula L. Sanford
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_____.

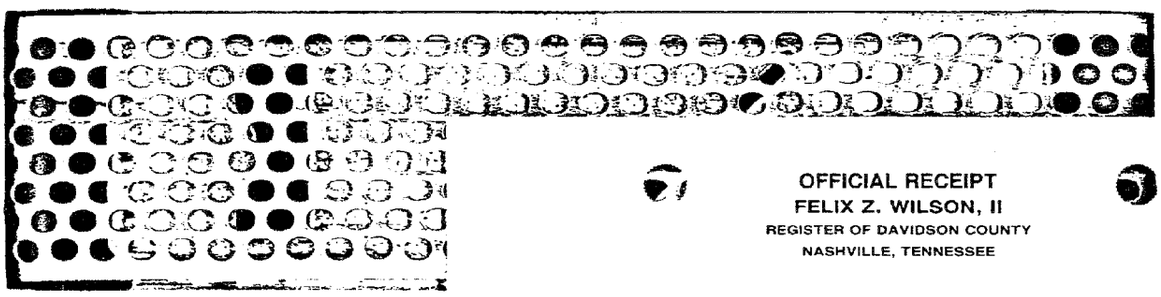
My commission expires _____

_____
Notary Public

98 JUL 13 PM 1:56
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

046151.7
IDENTIF. & REFERENCE

2567 07/13 0101 03CHECK 614.10



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

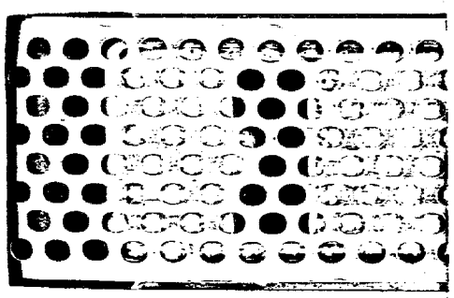
RECEIVED OF _____

FOR _____

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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 163000.00
CON TX 603.10
PRFEE 1.00
MTGFEE 8.00
REGFEE 2.00
TOTAL 614.10
CHECK 614.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04615117 IDENTIF. ↑ REFERENCE

98 JUL 13 PM 1:56

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

07/13/98 01 13:56 0001 2567

No. 1318275