WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 217,065.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF August, 19 98

NOTARY PUBLIC AT LARGE (AFFIX SEAL)

Notary Public Ruth M. Foran

MY COMMISSION EXPIRES 7-12-99

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
Mahyar Gharacholou (NAME)	CTX MORTGAGE COMPANY (NAME)	MAP 155-16-0
504 Leonard Ridge Court (ADDRESS)	P.O. BOX 19000 (ADDRESS)	GAOUP A
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	DALLAS, TX 75219 (CITY) (STATE) (ZIP)	PARCEL 168.00

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 Mahyar Gharacholou and wife, Suzan Gharacholou

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. 183 on the Plan of Traceside Section Seven, of record in Book 9700, Page 423, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a 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.

93 AUG 11 AM 10:52

04735562

unimproved ( )
This is improved (X) property, known as 504 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 7th day of August 19 98

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

BOOK 11061 PAGE 32

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 authonzed 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 7th day of August 19 98.

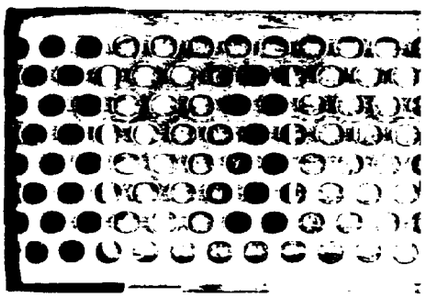
My commission expires 7-12-99

Ruth M. Foran Notary Public

RUTH M. FORAN
NOTARY PUBLIC AT LARGE
STATE

03CHECK 614-14

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



RECEIVED OF _____

FOR _____

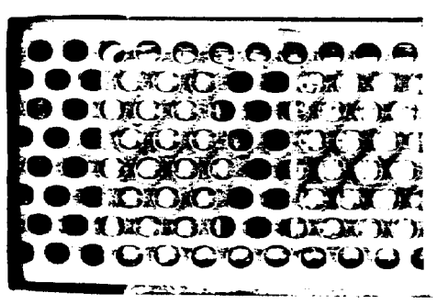
BOOK 11061 PAGE 33

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
217065.00
CON TX 803.14
PRFEE 1.00
WDEED 6.00
CFEE 2.00
TOTAL 814.14
CHECK 814.14
08/11/98 01 10:52 0001 5-[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0473562
IDENTIF. A REFERENCE
98 AUG 11 AM 10:52
[illegible]
DAVIDSON COUNTY, TN.

No. [illegible]