STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $91,800.00

x Denise E Wynn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 25th DAY OF FEBRUARY, 1999.

Susan Kelley Ervin
NOTARY PUBLIC
MY COMMISSION EXPIRES: 1-26-2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 LEBANON ROAD, HERMITAGE, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DENISE E. WYNN 229 JOANN COURT NASHVILLE, TN 37211	CTX Mortgage Company 2728 N. Harwood, 3rd floor Dallas, TX 75201	MAP 162.06 PARCEL 139

FOR AND IN 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, I,

ROBERT H. ODEN, a widower

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

DENISE E. WYNN, unmarried

HEREINAFTER CALLED THE GRANTEE, 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. 93 ON THE PLAN OF FAIR OAKS SUBDIVISION SECTION 2, OF RECORD IN PLAT BOOK 4460, PAGE 52, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ROBERT H. ODEN AND WIFE, YAUTEVA M. ODEN BY DEED FROM CHARLES CLAYTON CHRISTIAN AND RALPH B. CHRISTINA, III AND KEITH WARREN CHRISTIAN, DATED APRIL 1, 1996, AND OF RECORD IN BOOK 10013, PAGE 4, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID YAUTEVA M. ODEN HAVING SINCE DIED, THE PROPERTY NOW VESTS IN ROBERT H. ODEN.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
1) 1999 TAXES AND SUBSEQUENT YEARS.
2) ANY AND ALL RESTRICTIONS, CONDITIONS, AND EASEMENTS OF RECORD.
3) PROPERTY IS SUBJECT TO ALL MATTERS AS SHOWN ON PLAT OF RECORD IN BOOK 4460, PAGES 52 AND 53, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE INCLUDING BUT NOT LIMITED TO A 30' MINIMUM BUILDING SETBACK LINE FROM THE FRONT OF SAID LOT, 10' PUD EASEMENT ALONG THE REAR AND NORTHEAST SIDE, A UTILITY ANCHOR EASEMENT OVER THE NORTHERLY 2 1/2' X 25', AND AN EASEMENT FOR SANITARY SEWERS ACROSS THE SOUTHWEST SIDE OF SAID LOT.
4) PROPERTY IS SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN BOOK 4556, PAGE 718, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property known as: 229 JOANN COURT, 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 MY hand(s) this 25th day of FEBRUARY, 1999.

Robert H. Oden
ROBERT H. ODEN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ROBERT H. ODEN, with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of FEBRUARY, 1999.

NOTARY PUBLIC

My Commission Expires: 1-26-2002

AFTER RECORDING, RETURN TO:
STATE TITLE, INC.
4334 LEBANON ROAD
HERMITAGE, TN 37076

05621160

IDENTIFICATION REFERENCE

99 MAR 17 AM 9:18

ALL TAXES PAID REGISTER
DAVIDSON COUNTY, TN.

FEE

9709 03/17 0101 03CHECK 350.66

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11387 PG. 734

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0562160
IDENTIFYING REFERENCE

99MAR 17 AM 9:18

BILL GARRETT
REGISTER
DAVIDSON COUNTY, TN.

CAMT	$1800.00
CON TX	339.66
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	350.66
CHECK	350.66

03/17/99 01 09:17 0001 9709

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1438831