WARRANTY DEED

BOOK 11457 PG. 741

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 130,000.00

Terry T. Bryan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF April 19 99

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NORMA L. SCRUGGS NOTARY PUBLIC Exp 03-24-2001 DAVIDSON COUNTY TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS.	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kerry T. Bryan	Mortgage Portfolio Services	MAP 42-16
(NAME)	(NAME)	
104 Linda Court	4144 N Central Expressway Ste900	PARCEL 10
(ADDRESS)	(ADDRESS)	
Madison, Tennessee 37115	Dallas, TX 75204	
(CITY) (STATE) (ZIP)	(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, Jean S. Najar, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kerry T. Bryan and wife, Pamela J. Bryan

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. 39 onthe Map of Blair Heights, Section Six, of record in Book 2331, page 98, said Register's Office, to which Map reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Salem J. Najar and wife, Jean S. Najar by deed from Castleman Construction Company, of record in Book 3912, page 489, said Register's Office. Salem J. Najar has since died leaving his interest in said real property to Jean S. Najar

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 2331, page 98, said Register's Office; and (c) easement of record in Book 4611, page 86, said Register's Office.

99 MAY -3 AM 10:27

05814470

FEE + REFERENCE

unimproved ( )
This is improved (X) property, known as 104 Linda Court, Madison, Tennessee 37115
(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 30th day of April 19 99

Jean S. Najar
Jean S. Najar

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 Jean S. Najar, unmarried

the bargainor _____, with whom I am personally acquainted or 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 and official seal at Nashville, Tennessee, this 30th day of April, 1998.

Commission expires _____

Notary Public

Exp 03-24-2001

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

1240 05/03 0101 03CHTCK 492.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11457 PG. 743

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

0581470

IDENTIFICATION REFERENCE

99 MAY -3 AM 10:27

REGISTER
DAVIDSON COUNTY, TN.

CAM1

	130000.00
CON TX	481.00
PRFEE	1.00
NOTED	8.00
CFEE	2.00
TOTAL	492.00
CHECK	492.00

10:30 0001 0240

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1454935