FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Betty L Thompson
Affiant

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

Marie Bradford
Notary Public

MY COMMISSION EXPIRES: January 26, 2002 AT LARGE
(AFFIX SEAL)

MARIE BRADFORD NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty L. Thompson	CTX Mortgage Company	MAP 63 16-A
(NAME)	(NAME)	
791 Jaywood Drive	P. O. Box 199000	PARCEL 52 CO
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Dallas, TX 75219-9000	
(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, Linda G. Clemons, f/k/a Linda G. Huffine and husband, Larry Clemons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Betty L. Thompson, unmarried

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:

BEING Lot No. 59, on the Plan of Hampton Park, (formerly Chitwood Downs) of record in Plat Book 6900, Pages 550-552; as corrected by certificate of correction in Book 7462, Page 445; and amended in Book 8181, Pages 112 through 116, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Linda G. Huffine and Clessie L. Meador as joint tenants with the right of survivorship by deed from BarclaysAmerican/Mortgage Corporation, a North Carolina corporation, of record in Book 8186, Page 710, Register's Office for said County. The said Clessie L. Meador now deceased. The said Linda G. Huffine is now known as Linda G. Clemons.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 7351, Page 852; Book 7451, Page 739; Book 8181, Page 112; and Book 8336, Page 393, said Register's Office. This conveyance is subject to any and all existing restrictions and easements of record.

The said Larry Clemons joins in this conveyance to convey any and all marital interest he may have in said property.

BOOK 11603 PAGE 363

unimproved ( )
This is improved (X) property, known as 791 Jaywood Drive, Old Hickory, TN 37138
(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 July 19 99

Linda G Clemons
Linda G. Clemons

Larry Clemons
Larry Clemons

FILE BOX 45

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 Linda G. Clemons, f/k/a Linda G. Huffine and husband, Larry Clemons

the bargainor ____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of July, 1999.

Commission expires January 26, 2002

Marie Bradford
Notary Public

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

BOOK 11603 PAGE 364

06 19843

IDENTIFICATION & REFERENCE

99 AUG -3 PM 2:22

ALL TAXES PAID
DAVIDSON COUNTY, TN.

1 RGS 08/02 0101 03CHECK 436.50

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11603 PAGE 365

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

06119843

IDENTIF. A REFERENCE

99 AUG -3 PM 2:22

L. BRUCE HENRY, REGISTER
DAVIDSON COUNTY, TN.

	CAMT
	115000.00
CON TX	425.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	436.50
CHECK	436.50

08/03/99 01 14:28 0001 1325

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 149954