WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 133,000.00

N. Douglas Milligan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF October 19 99

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
N. DOUGLAS MILLIGAN	MORTGAGE PORTFOLIO SERVICES	127-10-11
(NAME)	(NAME)	
8241 HIGHWAY 70 SOUTH	4144 N. CENTRAL EXPRESSWAY, #900	09D-03160
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37221	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, SUE GADDES WATWOOD-GARAY AND HUSBAND, JOSE' GARAY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO N. DOUGLAS MILLIGAN, A SINGLE MAN

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. 16, on the Plan of SECTION 1, MERRYMOUNT ACRES, of record in Book 3700, page 17, Register's Office for said County. to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to SUE GADDES WATWOOD, by deed from W. J. Newsom, of record in Book 8607, page 602, Register's Office for DAVIDSON County, Tennessee.

SUE GADDES WATWOOD, SUE GADDES WATWOOD-GARAY, AND BARBARA SUE GARAY ARE ONE IN THE SAME PERSON.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

JOSE' GARAY, HUSBAND OF SUE GADDES WATWOOD-GARAY, joins in to convey any interest he may have by reason of his marital status in subject property.

SOURCE OF DESCRIPTION: Survey dated October 06, 1999, made by:
LESLIE FLOWERS, License No. 1659
JOHN KOHL & COMPANY, P.C.

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 8241 HIGHWAY 70 SOUTH, NASHVILLE, TN 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 our hand s this 8th day of October 19 99

Sue Gaddes Watwood-Garay
SUE GADDES WATWOOD-GARAY

JOSE' GARAY

0940 10/18 0101 03CHECK 503.10

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 SUE GADDES WATWOOD-GARAY AND HUSBAND, JOSE' GARAY

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 NASHVILLE, Tennessee, this 8th day of October, 99

Commission expires May 27, 2001

I. DYKE TATUM
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

*** CONTINUATION

400 SEVENTH AVENUE SOUTH
NASHVILLE, TN 37203

0647599

RECEIVED FOR RECORDANCE

99OCT 18 PM 2:16

DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11707 PAGE 342

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

0647599

REFERENCE

99 OCT 18 PM 2:16

REGISTER
DAVIDSON COUNTY, TN.

		CAMT	
			133000.00
		CON TX	492.10
		PRFEE	1.00
		WDEED	8.00
		CFEE	2.00
		TOTAL	503.10
		CHECK	503.10
10/18/99	01	14:19	0001 0948

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1528760