40-A

Prepared by:
Lassiter, Tidwell & Hildebrand,
Attorneys at Law
428 Wilson Pike Circle
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $249,500.00

Affiant

Subscribed and sworn to before me this ___ day of March, 2000.

Notary Public
My commission expires:

My Commission Expires July 26, 2003

Instr:200003070023341 Page: 1 OF 2
REC'D FOR REC 03/07/2000 3:33:28PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $923.15

Address of New Owner:	Send Tax Bills to:	Tax-Information
Daryl W. Terry	CTX Mortgage Company	183 05 A 173
421 Catspaw Place	P. O. Box 199077	
Antioch TN 37013	Dallas, TX 75219-9077	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Yazdian Construction, Inc., hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Daryl W. Terry and wife, Johnsie R. Terry, hereinafter called the Grantees, their successors 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. 120 on the plan of October Woods, Phase 3, Section 6, of record in Plat Book 9700, Page 915, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description. Said description is incorporated herein by reference the same as if copied fully herein verbatim.
>
> Being the same property conveyed to Yazdian Construction, Inc. by deed being recorded simultaneously herewith.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 421 Catspaw Place, Antioch, TN 37013

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, successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind itself, its heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 29 day of March, 2000.

Yazdian Construction, Inc.

By _____
Fred Yazdian
President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Fred Yazdian, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of Yazdian Construction, Inc., the within named bargainor, and that he is authorized by Yazdian Construction, Inc. to execute this instrument on its behalf.

Witness my hand in Nashville, TN, this 3 day of March, 2000.

_____
Notary Public

ANDREW B. GIBSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission expires 7/26/2003

My Commission Expires July 26, 2003