Instr:200005020044019 Page: 1 OF 3
REC'D FOR REC 05/02/2000 2:34:32PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $377.40

THIS INSTRUMENT WAS PREPARED BY;
J. Blake Freeman, Attorney
Priority Escrow Services, Inc.
51 Century Boulevard, Suite 110
Nashville, TN 37214-3614

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, **UNITED GUARANTY RESIDENTIAL INSURANCE COMPANY,** does hereby bargain, sell, transfer and convey unto **JESSE D. MARCRUM** his heirs and assigns, that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO FOR COMPLETE LEGAL DESCRIPTION

THIS IS IMPROVED PROPERTY KNOWN AS: 4713 Hickory Way, Antioch, TN 37013

Grantees, Jesse D. Marcrum whose address is 4713 HIckory Way, Antioch, TN 37013 is responsible for the payment of real property taxes on subject property.

TO HAVE AND TO HOLD said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging, unto the said Grantees, Jesse D. Marcrum, his heirs and assigns, forever.

Said United Guaranty Residential Insurance Company warrants the title to said property against the claims of all persons claiming or to claim the same or any part thereof by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said United Guaranty Residential Insurance Company has executed this deed this 21st day of April, 2000.

UNITED GUARANTY RESIDENTIAL INSURANCE COMPANY

By:Countrywide Realty Partners Inc.
via Power of Attorney

By:_____
Marc Farfel, Vice President
UGIC#2599666

STATE OF CALIFORNIA:
COUNTY OF Ventura

On this 21st day of April, 2000, before me personally appeared Marc Farfel as Vice President of Countrywide Realty Partners, Inc., as Attorney In Fact for United Guaranty Residential Insurance Company to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of UNITED GUARANTY RESIDENTIAL INSURANCE COMPANY and that he/~~she~~ as Vice President of Countrywide Realty Partners, Inc., executed the same as the free act and deed for and on behalf of United Guaranty Residential Insurance Company, contained in a Power of Attorney, recorded simultaneously herewith and that this instrument was executed under and by virtue of authority duly given by said instrument and for the purposes expressed therein.

Witness my hand and official seal.

TAMARA LONG
Commission # 1193511
Notary Public - California
Ventura County
My Comm. Expires Aug 15, 2002

Notary Public Tamara Long

My Commission Expires: 8/15/02 UGIC#2599666

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The Actual consideration or value, whichever is greater for this transfer is $102,000.00.

Affiant

Sworn to and subscribed before me this 28th day of April 2000.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Notary Public

My Commission Expires: Commission Expires SEPT. 23, 2000

****

NAME NEW OWNER:
Jesse D. Marcrum
4713 Hickory Way
Antioch, TN 37013

SEND TAX BILLS TO:
CTX Mortgage, Inc.
P. O. Box 199000
Dallas, TX 75219-9000

MAP-PARCEL:
175-8-30

LEGAL DESCRIPTION ATTACHMENT

File Number: 10342

Land in Davidson County, Tennessee, being Lot 29, Section One, Hickory Woods, as recorded in Book 6900, page 509, Register's Office, Davidson County, Tennessee; subject to amended and restated Declaration of Covenants, Conditions and Restrictions of record in Book 9678, page 187, amended in Book 9764, page 44; By-Laws in Book 7932, page 648 and in Book 9678, page 213; Charter in Book 7857, page 87, as re-recorded in Book 7876, page 67 and of record in Book 9680, page 319; and Quitclaim Deed conveying common area in Book 9786, page 923, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Grantor herein by deed which is recorded simultaneously herewith.

UGIC#2599666