Instr:200007310075307 Page: 1 OF 2
REC'D FOR REC 07/31/2000 1:51:25PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $342.62

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 92,600.00

Casey D Butler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF July, 2000

Notary Public

MY COMMISSION EXPIRES: 4-28-04
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE D.C.

THIS INSTRUMENT WAS PREPARED BY

CLOSING & TITLE SERVICES, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CASEY D. BUTLER (NAME)	CTX MORTGAGE COMPANY (NAME)	MAP 42-16
311 OLD HICKORY BLVD. (ADDRESS)	2828 NORTH HARWOOD (ADDRESS)	PARCEL 26.00
MADISON, TN 37115 (CITY) (STATE) (ZIP)	DALLAS, TX 75201-1516 (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, AGGIE MILLER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CASEY D. BUTLER

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 the easterly 70 feet of Lot No. 3 on the map of Finnland Heights, Part Two, of record in Book 1424, page 7, Register's Office for said County, to which reference is made for a more complete description.

Included in the above property description but specifically EXCLUDED from this conveyance is the following property:

Being part of the easterly 70 feet of Lot 3, of Finnland Heights, Part Two, of record in Book 1424, page 7, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Beginning at a point in the south margin of Old Hickory Boulevard, said point being the northwest corner of this property; thence along the said south margin south 88 deg. 52 min. east 75 feet to a point; thence south 3 deg. 03 min. west 27.5 feet to a point; thence north 87 deg. 48 min. west 75.0 feet to a point; thence north 3 deg. 03 min. east 26.1 feet to the point of beginning.

Being the same property conveyed to AGGIE MILLER by Deed of record in Instrument No. 200005010043153, Register's Office for Davidson County, Tennessee.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the aforedescribed tract of land.

CONTINUED This is not the principal residence of the Grantor.

unimproved ( )
This is improved (X) property, known as 311 OLD HICKORY BOULEVARD, MADISON, TN 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 28th day of July, 2000

Aggie Miller
AGGIE MILLER

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 AGGIE MILLER

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 GOODLETTSVILLE, Tennessee, this 28th day of July, 2000.

Commission expires 4-28-04

Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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 _____.

My commission expires _____

Notary Public