40-A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/16/01 15:43 2pgs
Fees:13.00 Taxes:542.61

20011016-0112842

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 146,650.00

Brian D. Roark
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF Oct 2001

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENNESSEE

Notary Public

MY COMMISSION EXPIRES: 7/26/03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, TN 37027
My Commission Expires July 26, 2003

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian D. Roark (NAME)	CTX Mortgage Company (NAME)	105
916 Hillview Heights (ADDRESS)	P.O. Box 19000 (ADDRESS)	13A
Nahville, Tennessee 37204 (CITY) (STATE) (ZIP)	Dallas, Texas 75219 (CITY) (STATE) (ZIP)	2C0

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, Felix Lubarsky and wife, Ludmila Lubarsky and George Lieberman, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brian D. Roark and wife, Margaret S. Roark

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 Unit No. 2 of the 916-918 Hillview Heights Condominium as shown on Exhibit A to the Master Deed establishing a Horizontal Property Regime for 916-918 Hillview Heights Condominium of record as Instrument No. 199912300308930 Register's Office for Davidson County, Tennessee, to which plan reference is made for the exact location of said unit and subject to all conditions set forth therein, as amended by Instrument No. 200101180005574, said Register's Office.

Being the same property conveyed to Felix Lubarsky, Ludmila Lubarsky, husband and wife, as to a 50% interest and George Lieberman, as to a 50% interest by deed from Linda Williams, Carol Hammond and Amy Wigger of record in Book 11555, page 834, Register's Office for Davidson County, Tennessee.

Covenants, Conditions, and Restrictions as contained in the MASTER DEED for Hillview Heights CONDOMINIUMS as recorded as Instrument #199912300308930 and amended as #200101180005574, Register's Office for said County.

This conveyance is subject to any and all existing easements of record.

unimproved ( )
This is improved (X) property, known as 916 Hillview Heights, Nahville, Tennessee 37204
(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 11th day of October 2001

Felix Lubarsky

George Lieberman, unmarried

Ludmila Lubarsky

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Felix Lubarsky and wife, Ludmila Lubarsky and George Lieberman, unmarried

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 Brentwood Tennessee, this 11 day of May, 2001.

Commission expires 4-26-01

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 _____, _____.

My commission expires _____

_____
Notary Public