Davidson County DEEDWARR
Recvd: 12/07/01 16:22 2pgs
Fees:13.00 Taxes:444.00

20011207-0135333

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WARRANTY DEED

CATHERINE C. HERSHEY
Notary Public At Large
DAVIDSON COUNTY TENN

My Commission Expires
January 29, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00

Rubad A. Berwari
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November, 2001

Catherine C. Hershey
Notary Public

MY COMMISSION EXPIRES: 1/29/05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 1900, 201 Fourth Ave., N., Nashville, Tennessee 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rubad Berwari (NAME)	CTX Mortgage Company, LLC (NAME)	MAP 134-13
229 Eisenhower Drive (ADDRESS)	P. O. Box 199077 (ADDRESS)	PARCEL 176
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Dallas, TX 75219-9077 (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, Ronald Edward Weaver and wife, Drucella Jane Weaver

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rubad A. Berwari and Ribar A. Berwari as tenants in common

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. 252 on the Plan of Kenilworth Estates, Section Four, as of record in Book 3300, pages 34, 35 and 36, Register's Office for said County.

Being the same property conveyed to Ronald Edward Weaver and wife, Drucella Jane Weaver and Carl D. Weaver, Sr., unmarried, by deed from Benton Pruitt and wife, Marjorie O. Pruitt of record in Book 7634, page 23, Register's Office for Davidson County, Tennessee. The said Carl D. Weaver, Sr. having since died and pursuant to his Last Will and Testament entered into Probate in the Chancery Court for Sumner County, Tennessee, Docket No. 17-253, the property was devised to his three sons, Ronald Edward Weaver, Carl Dail Weaver, Jr. and Charles Michael Weaver. The said Carl Dail Weaver, Jr. and Charles Michael Weaver have since conveyed their interest in the subject property to Ronald Edward Weaver and wife, Drucella Jane Weaver by quitclaim deeds of record in Instrument Nos. 20011207013532 2 and 20011207013532 3, said Register's Office.

This conveyance is made subject to such limitations, restrictions and easements as may affect the premises.

unimproved ( )
This is improved (X) property, known as 229 Eisenhower Drive, Nashville, TN 37211
(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 30th day of November, 2001

Ronald Edward Weaver

Drucella Jane Weaver

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 Ronald Edward Weaver and wife, Drucella Jane Weaver

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 30th day of November, 2001.

Commission expires 1/29/05

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 acknowledged _____ to be the _____ of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

_____
Notary Public