4/0-A

WARRANTY DEED

JEANNE BURTON GREGORY
Notary Public At Large
DAVIDSON COUNTY, TENN.

My Commission Expires November 30, 2002

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 98,800.00

Cindy L. Montgomery
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June, 2002.

Notary Public

MY COMMISSION EXPIRES: 11-30-2002
(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
Cindy L. Montgomery (NAME)	CTX Mortgage Company, LLC (NAME)	MAP 53-08
408 28th Street (ADDRESS)	P. O. Box 199077 (ADDRESS)	PARCEL 123
Old Hickory, TN 37138 (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, Dunklin Murrey, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cindy L. Montgomery, unmarried and Martha Nell Montgomery, unmarried, as joint tenants with the right of survivorship.

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 2 on the Plan of Block 20, Dabbs & Elliot Subdivision of record in Plat Book 547, page 127, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete legal description.

Being part of the same property conveyed to Dunklin Murrey by deed from Edward A. Stephens, individually and as Executor under the Will of Lena Mai Stephens, Lew Wallace Stephens, Richard Buel Stephens, Mary Elizabeth Blaylock and Martha Jane Pruitt, of record in Book 10424, page 337, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations, restrictions and easements as may affect the premises.

Davidson County DEEDWARR
Recvd: 07/01/02 16:23 2pgs
Fees:13.00 Taxes:365.56
20020701-0079081

unimproved ( )
This is improved (X) property, known as 408 28th Street, Old Hickory, TN 37138
(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 June, 2002

Dunklin Murrey

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 Dunklin Murrey

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of June, 2002.

Commission expires 11-30-2002

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 _____ 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 _____.

JEANNE BURTON GREGORY
Notary Public At Large
DAVIDSON COUNTY, TENN.
My Commission Expires November 30, 2002

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

My commission expires _____

Notary Public