FILE BOX 45

FOR RECORDING PURPOSES

File No. File Box

Davidson County DEEDWARR
Recvd: 07/24/02 12:45 3pgs
Fees:18.00 Taxes:535.58

20020724-0088897

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANACTION IS $ 144,750.00

X _____
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE:
July 19, 2002

_____
NOTARY PUBLIC

COMMISSION EXPIRES: 3/29/03

THIS INSTRUMENT PREPARED BY:

NAME: Thomas P. Lievois, Esq.
7740 Foster Road
Clarkston, Michigan 48346

RETURN TO AFTER RECORDING:
Metropolitan Escrow, Inc.

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Sharon R. Scales 3705 Asheford Trace Antioch, TN 37013	~~New Owners(s)~~ CTX Mortgage 2828 North Harwood Dallas, TX 75201-1516	164-13/86

WARRANTY DEED

FOR AND IN 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, I/WE,

Chance W. Cole and wife, Judy S. Cole

HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Sharon R. Scales, unmarried

HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO COVENANTS, CONDITIONS, EASEMENTS, EXCEPTIONS, RESERVATIONS, RESTRICTIONS, RIGHTS OF WAY OF RECORD, IF ANY.

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THIS IS (X)IMPROVED ( )UNIMPROVED PROPERTY KNOWN AS:

3705 Asheford Trace, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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, this date: 3/10/02

Chance W. Cole

Chance W. Cole

Judy S. Cole

Judy S. Cole

(Individual Notary Acknowledgement)

STATE OF TN

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Chance W. Cole and wife, Judy S. Cole

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at 2284 Murfreesboro Rd, Nashville, TN 37217 (Davidson County) on this 10th day of March, 2002.

Notary Public

SEAL

My Commission Expires: Sept. 25, 2004

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EXHIBIT "A"
LEGAL DESCRIPTION

LAND in Davidson County, Tennessee, being Lot No. 260, on the Plan of First Revision of Asheford Crossing, Section Two, as shown on plat of record in Plat Book 9700, page 171, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Chance W. Cole and wife, Judy S. Cole, by Deed of Record in Book 10468, page 25, Register's Office for Davidson County, Tennessee.