4017

THIS INSTRUMENT PREPARED BY:
BEADLES, NEWMAN AND LAWLER
3500 HULEN
FORT WORTH, TX 76107

Davidson County DEEDWARR
Recvd: 08/05/02 16:07 3pgs
Fees:18.00 Taxes:506.90
20020805-0094084

WARRANTY DEED

THIS INDENTURE, made this 2nd day of August, 2002 between **PRUDENTIAL RESIDENTIAL SERVICES, LIMITED PARTNERSHIP, A DELAWARE LIMITED PARTNERSHIP** of WESTCHESTER County, NEW YORK, First Parties, and

RAFIA UMAR NIAZI AND HUSBAND, UMAR FAIZ NIAZI

of DAVIDSON County, TENNESSEE, Second Parties,

WITNESSETH: that said First Parties, for and in consideration of the sum of ONE DOLLAR ($1.00) and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

This conveyance is expressly made subject to any and all restrictions, reservations and conditions contained in former deeds and binding on said property.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

20__ PROPERTY TAXES WHICH ARE A LIEN, NOT YET DUE AND PAYABLE WHICH ARE PRORATED BETWEEN THE PARTIES HEREIN

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all person whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF, the said First Parties hereunder set their hands and seals the day and year first above written.

PRUDENTIAL RESIDENTIAL SERVICES, LIMITED PARTNERSHIP, A DELAWARE LIMITED PARTNERSHIP

By: PRUDENTIAL HOMES CORPORATION, ITS GENERAL PARTNER

By: Donna R. Tauzin

Name: Donna R. Tauzin

Title: Asst. Secretary

STATE OF TEXAS
COUNTY OF BEXAR

Before me, Eve Rivera of the state and county aforementioned, personally appeared DONNA K. TAUZIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is a duly authorized officer of the general partner of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 29th day of July, 2002.

EVE RIVERA
Notary Public, State of Texas
My Commission Expires 12-08-2002

Eve Rivera
Notary Public
Printed Name Eve Rivera

My commission expires 12-08-2002

PROPERTY OWNER:
Rafia Umar Niazi
1004 Ainesworth Court
Antioch, TN 37013

RESPONSIBLE TAXPAYER:
Wells Fargo Home Mortgage, Inc.
4456 Corporation Lane, Suite 100
Vigrinia Beach, VA 23462

CLT# 150-03-0 387.00

CATHERINE H. GWYN
Notary Public At Large
DAVIDSON COUNTY, TENN.
My Commission Expires January 29, 2005

STATE OF Tennessee, Davidson COUNTY

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $ 137,000.00

Catherine H. Gwyn (AFFIANT)

Subscribed and sworn to before me, this 2nd day of August, 2002

Catherine H. Gwyn
Notary Public
Printed Name CATHERINE H. GWYN

My commission expires 1/29/05

STATE OF _____, _____ COUNTY

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $_____

_____ (AFFIANT)

Subscribed and sworn to before me, this _____ day of _____, _____

_____
Notary Public
Printed Name_____

My commission expires _____

FNTIC#: 0204359

EXHIBIT "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 441 ON THE PLAN OF THE COUNTRY, SECTION NINE, OF RECORD IN PLAT BOOK 6900, PAGES 285 & 286, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO DANIEL EDWARD LOCKRIDGE AND WIFE, LORRAINE WILLIFORD LOCKRIDGE BY DEED FROM PHILLIPS BUILDERS, INC., OF RECORD IN BOOK 8396, PAGE 20, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING FURTHER CONVEYED TO PRUDENTIAL RESIDENTIAL SERVICES, LIMITED PARTNERSHIP, A DELAWARE LIMITED PARTNERSHIP, BY DEED FROM DANIEL EDWARD LOCKRIDGE AND WIFE, LORRAINE WILLIFORD LOCKRIDGE, OF RECORD IN INSTRUMENT NO. 20020805-0094083 RODCT.

SIGNED FOR IDENTIFICATION:

PRUDENTIAL RESIDENTIAL SERVICES, LIMITED PARTNERSHIP, A DELAWARE LIMITED PARTNERSHIP

BY: PRUDENTIAL HOMES CORPORATION,
ITS GENERAL PARTNER

BY: Donna R. Tauzin

NAME: DONNA R. TAUZIN

TITLE: Asst. Secretary