BOX 15

This instrument prepared by:
Fred A. Ross, Esq.
Mid South Title Agency, Inc.
499 South President Street / P.O. Box 23429
Jackson, MS 39201/39225-3429
(601) 960-4550 Cendant File # 1337931

WARRANTY DEED

STATE OF TENNESSEE

KNOW ALL MEN BY THESE PRESENTS:

THAT **CENDANT MOBILITY FINANCIAL CORPORATION, A DELAWARE CORPORATION,** (organized under the laws of the State of Delaware), GRANTOR, by its closing agent, duly authorized by proper resolution of its Board of Directors, for the consideration of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable considerations in hand paid by Eugene H. Nix and wife, Judith B. Nix, GRANTEE(S), the receipt of which is hereby acknowledged, does grant, bargain, sell, transfer and convey unto the said GRANTEE(S) and unto their heirs and assigns forever the following described land, situated in **Williamson** County, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Revision Lots 1, 3, 4, 6, 13, & 14, Section Two, Woodridge as of record in Book 6900, page 983, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Ronald L. O' Neal , unmarried, by deed from Bob R. McGhee, unmarried of record in Book 9401, page 69, Register's Office for Davidson County, Tennessee, and further conveyed to Roanld Lee O'Neal and wife, Stephanie C. O' Neal by quit claim deed of record in Book 11483, page 694, said register's Office.

Being the same property conveyed to CENDANT MOBILITY FINANCIAL CORPORATION, a Delaware Corporation, from Ronald L O'NEAL and wife, Stephanie C Oneal of record in Book 4 Page , in the Register's Office for Williamson County, Tennessee.

20020903-0106008

RESPONSIBLE TAXPAYER AND OWNER:
Eugene H. Nix and Judith B. Nix
5556 Hill Road, Brentwood, TN 37027
Map 160-16 Parcel 44.00
MORTGAGEE:
Union Planters Bank, National
P.O. Box 2926
Memphis, TN 38101-2926

Davidson County DEEDWARR
Recvd: 09/03/02 14:19 2pgs
Fees:13.00 Taxes:936.10



20020903-0106009

TO HAVE AND TO HOLD the same unto the said GRANTEE(S), and unto their heirs and assigns forever, with all appurtenances thereunto belonging.

And GRANTOR hereby covenants with the said GRANTEE(S) that it will forever warranty and defend the title to said lands against all claims whatever.

IN TESTIMONY WHEREOF, the name of the GRANTOR is hereunto affixed by its Closing Agent and attested and its seal affixed by its Closing Agent, this 19 day of August, 2002.

CENDANT MOBILITY FINANCIAL CORPORATION,
A Delaware Corporation
By: Teri Laroccia
Title: Closing Agent

ATTEST:
By:
Title: Closing Agent

ACKNOWLEDGMENT

STATE OF Mississippi

COUNTY OF Madison

On this day, before me personally appeared Sheri Larrieu and Erik Zatum, to me personally well known, who acknowledged that their the Closing Agent and Closing Agent of **CENDANT MOBILITY FINANCIAL CORPORATION, A DELAWARE CORPORATION,** and that they, as such officers, being authorized so to do, has signed, executed and delivered the foregoing instrument for the purposes therein contained by signing the name of the corporation by themselves as such officers.

WITNESS my hand and official seal this 19 day of August, 2002

NOTARY PUBLIC

MADISON COUNTY MS NOTARY PUBLIC SYLVIA WILLIAMS

My Commission Expires:

MISSISSIPPI STATEWIDE NOTARY PUBLIC
MY COMMISSION EXPIRES SEP. 16, 2005
BONDED THRU STEGALL NOTARY SERVICE

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $ 253,000.00 .

Subscribed and sworn to before me this 29 day of August, 2002

Affiant

Notary Public

LARRY L. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

My Commission Expires: April 27, 2005