PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Parklane Building, Suite 109
5200 Maryland Way
Brentwood, Tennessee 37027
Ph. (615) 507-2004 - Fax. 507-2002
E-mail: *main@wilkinsandivey.com*

W & I Ref: (SK) Title No: 43767

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 09/16/02 13:45 2pgs
Fees:13.00 Taxes:721.50
20020916-0112578

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Steven A. Reynolds Sherry L. Reynolds 5029 Brevity Lane Nashville, Tennessee 37220	CTX Mortgage Company, LLC 216 Centerview Drive, #233 Natchez Building Brentwood, Tennessee 37027

TAX MAP-PARCEL NUMBERS: 146-11-118

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$195,000.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Ada Diane Stone, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Steven A. Reynolds and spouse, Sherry L. Reynolds** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 203 on the Plan of Crieve Hall, Section Two of record in Book 2133, page 45 Register's Office for said County.

SAID Lot No. 203 fronts 100 feet on the westerly margin of Brevity Lane and extends back 339.5 feet on the broken northerly lien and 304.6 feet on the southerly lien to a dead line in the rear measuring 58 feet thereon.

BEING the same property conveyed to Ada Diane Stone, unmarried by deed from Benjamine Randolph Seckman and spouse, Christi G. Seckman of record in Book 10135, page 700, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2133 Page 45, said Register's Office, which Plan shows a 60 foot minimum building setback line from Brevity Lane and a 10 foot easement for public utility purposes along the rear and broken northerly lines of said lot and a 5 x 20 foot utility anchor easement located on the southerly front corner of said lot.

This is improved property, known as: 5029 Brevity Lane, Nashville, Tennessee 37220

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of September, 2002 .

Ada Diane Stone

Ada Diane Stone

State of TENNESSEE

County of WILLIAMSON

On this 12th day of September, 2002 , before me the undersigned authority, personally appeared **Ada Diane Stone** , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

SHAWN E. KEESEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires MAY 28, 2003

Notary

State of TENNESSEE

County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $195,000.00

Affiant

Sworn and subscribed before me this 12th day of September, 2002

SHAWN E. KEESEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires My Commission Expires MAY 28, 2003

Notary Public