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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 $ 196,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF September, 2002

Notary Public

MY COMMISSION EXPIRES: 11-30-02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 1900, 201 Fourth Ave., N., Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy M. Milner (NAME)	CTX Mortgage Company, LLC (NAME)	MAP 102-15
710 Templeton Drive (ADDRESS)	P. O. Box 199077 (ADDRESS)	PARCEL 82
Nashville, TN 37205 (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, James D. Gilliam and Janet Gilliam Evans

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roy M. Milner and wife, Susanna R. Milner

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 No. 264 on the Plan of Brook Meade, Section 7, as of record in Plat Book 2331, page 5, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to James D. Gilliam and Janet Gilliam Evans by deed from James D. Gilliam, Personal Representative of the Estate of Jane Johnson Gilliam of record in Instrument No. 20020528-0063903, said Register's Office.

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: 09/25/02 15:57 2pgs
Fees:13.00 Taxes:725.20
20020925-0117141

unimproved ( )
This is improved (X) property, known as 710 Templeton Drive, Nashville, TN 37205
(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 our hand s this 23rd day of September, 2002

James D Gilliam by Janet Gilliam Evans

James D. Gilliam by Janet Gilliam Evans, Attorney-in-Fact pursuant to Limited Power of Attorney of record in Instrument No. *, R.O.D.C.

Janet Gilliam Evans

Janet Gilliam Evans

TN

*20020925-0117140

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 Janet Gilliam Evans

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of September, 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 the _____ 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, signing the name of the corporation, by the said _____ as such _____.

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

My commission expires _____

_____
Notary Public

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

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, Janet Gilliam Evans, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of James D. Gilliam, and who acknowledged that she executed the same as the free act and deed of James D. Gilliam.

Witness my hand and official seal this 23rd day of September, 2002.

_____
Notary Public

My Commission Expires: 11-30-2002

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