Davidson County DEEDWARR
Recvd: 12/10/02 09:06 2pgs
Fees:13.00 Taxes:188.70

20021210-0151922

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $51,000.00 (SE)

Subscribed and sworn to before me, this 27th day of November, 2002.

My Commission Expires: 2/9/04

Affiant

Notary Public

BRAK WATTS NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TENN.

My Commission Expires

SPECIAL WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY *TAYLOR TITLE & ESCROW, INC.* *51 CENTURY BOULEVARD, SUITE 130* *NASHVILLE, TENNESSEE 37214*	
ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**
FLETCHER & FRY REAL ESTATE ENTERPRISES, LLC 1907 LAURINDA DRIVE NASHVILLE, TN 37217 MAP & PARCEL NO. 107-5-130.00	Fletcher & Fry Real Estate Enterprises, LLC 405 Vadis Court Old Hickory, TN 37138

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

CENTEX HOME EQUITY COMPANY, LLC

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

FLETCHER & FRY REAL ESTATE ENTERPRISES, LLC

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 129 on the Plan of Bel-Air Section Two, as of record in Book 2900, pages 29, 30,31,32, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Centex Home Equity Company, LLC by Successor Trustee's Deed from Andrew B. Gibson, Jr., dated April 12, 2002, and filed of record on April 12, 2002, in Instrument No. 20020412-0045572, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: *1907 LAURINDA DRIVE, NASHVILLE, TN 37217*

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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,

BUT THIS WARRANTY DEED IS LIMITED TO THE TIME IN WHICH SAID REAL ESTATE WAS LAWFULLY SEIZED AND POSSESSED BY GRANTORS HEREIN AND DOES NOT EXTEND TO ANY PREVIOUS TIME THERETO. **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 HANDS THIS 27th **DAY OF NOVEMBER, 2002.**

CENTEX HOME EQUITY COMPANY, LLC

By: Mike Davis
Its: Sr. VP

STATE OF Texas
COUNTY OF Dallas

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Mike Davis **, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the** Senior Vice President **of Centex Home Equity Company, LLC, the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.**

Witness my hand and official seal at office on this the 27th **day of November, 2002.**

My Commission Expires:

ANGELA STIGER
NOTARY PUBLIC
State of Texas
Comm. Exp. 03-18-2006

Notary Public

SPECIAL WARRANTY DEED