THIS INSTRUMENT WAS PREPARED BY:
Cameron Escrow, LLC
1410 Kensington Sq. Ct., Ste 104
Murfreesboro, TN 37130

Davidson County DEEDWARR
Recvd: 01/08/03 14:00 2pgs
Fees:13.00 Taxes:647.50

20030108-0003527

SPECIAL WARRANTY DEED

Name and Address of New Owners:
David R. Litton
Marie P. Litton
104 Cold Streem Ct.
Nashville,TN 37221

Tax Parcel No.
155-3-D 55.00

Send Tax Bills To:
ABN AMRO Mortgage Group, Inc.
2600 W. Big Beaver Rd.
Troy, MI 48084

STATE OF California
COUNTY OF San Bernardino

The actual consideration of value, whichever is greater, for this transfer is $175,000

Affiant — BY Art Acosta AS ATTORNEY IN FACT

Subscribed and Sworn to before me, this the 20th day of December 2002.

Notary Public
My Commission expires: 04-19-03

THIS INDENTURE is made as of the 20th day of December, 2002, between **PMI Mortgage Insurance Company, an Arizona Corporation** (hereinafter refferred to as "Grantor") and:

David R. Litton and Marie P. Litton, (heireinafter referred to as "Grantee") ("Grantor" and "Grantee" to include their respective successors, legal representatives and assigns where the context requires or permits).

WITNESSETH

GRANTOR, in consideration of the sum of Twelve and No/100 Dollars ($12.00) and other valuable consideration, the receipt and sufficiency whereof are hereby acknowledged, has granted, bargained, sold aliened, conveyed and confirmed, and does hereby grant, bargain sell, alien, convey and confirm unto Grantee:

Land in Davidson County, Tennessee, being Lot No. 55 on the Plan of Section 1, Allens Green, of record in Book 7900, page 632, Register's Office for said County, to which Plan reference is hereby made for a more complet description.

Being the same property conveyed to PMI Mortgage Insurance Company, an Arizona Corporation executed 12-20-02 and recorded in Book *, Page * of said Register's Office.

* 20030108-0003525

TO HAVE AND TO HOLD said property, together with all singular the rights, members and appurtenances thereof, to the same being, belonging, or in anyway appertaining, to the only proper use, benefit and behalf of Grantee forever in FEE SIMPLE; and the said Grantor specially warrents the title to the said above described property against the lawful claims of all persons claiming by, through and under the Grantor.

The warranties passing to grantee(s) hereunder are limited solely to those matters arising from acts of the grantor, it agents or representative, occurring solely during the period of grantor's ownership of the subject real estate.

In witness whereof the undersigned have set their hand and affixed their seal as of the date first shown above.

Signed, sealed and delivered in the presence of:

Cecily Yturriaga
Unofficial Witness
Celeste Yturriaga

PMI Mortgage Insurance Company, an Arizona Corporation

BY Art Acosta
AS ATTORNEY IN FACT

_____(Seal)
By:
Title:

STATE OF California
COUNTY OF San Bernardino

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, Art Acosta, as such as Attorney in fact for PMI Mortgage Insurance with whom I am personally acquainted and who upon his/her oath acknowledged himself/herself to be the said _____ respectively of PMI, the within named bargainor, and that he/she as such _____ being authorized so to do, execute the foregoin instrument for the purposes herein contained by signing the name of the agency by the said _____ as such _____ for _____.

Notary Public
My Commission Expires: 04-19-03

ROSEMARY HOLMON
Commission # 1216447
Notary Public - California
San Bernardino County
My Comm. Expires Apr 19, 2003