WARRANTY DEED

MARY BIRTHRIGHT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 25, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June, 2003

Mary Birthright
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Erika Williams (NAME)	CTX Mortgage Company (NAME)	082-08
700 Hart Avenue (ADDRESS)	2828 North Harwood (ADDRESS)	PARCEL 227
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Dallas, TX 75201-1516 (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, Christine Weddle and Clara Williams and Kathy Shannon and Hayles Collier, Jr. , Geraldine Hardshaw, & Johnny Jones

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Erika Williams

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 the southerly 45 feet of Lot No. 15 on the Plan of McNish's Subdivision of the J. W. McFerri 6-1/4 Acre Tract in East Nashville, as of record in Book 57, Page 129, Register's Office for Davidson County, Tennessee.

Said part of said lot No. 15 fronts 45 feet on the westerly side of Hart Avenue and runs back between parallel lines, with the northerly margin of Mansfield Avenue 170 feet to an alley.

BEING the same property conveyed to Haley Collier and wife, Inez Collier by Warranty Deed from M.O. Dickens and wife, Nola May Dickens of record in Book 2395, page 545, Register's Office for Davidson County, TN. The said Mabel Trice Collier a/k/a Inez Collier having predeceased Haley Collier. Haley Collier having since died Intestate on October 26, 2001, a resident of Davidson County, Tennessee, leaving his only heirs-at-law as Christine Weddle, Clara Williams, Kathy Shannon, Haley Collier, Jr., Geraldine Harshaw and Johnny Jones.

This conveyance is subject to taxes for the year 2003, and subsequent years, easements and restrictive covenants of record.

Davidson County DEEDWARR
Recvd: 07/14/03 14:13 2pgs
Fees:13.00 Taxes:254.93
20030714-0098097

unimproved ( )
This is improved (X) property, known as 700 Hart Avenue, Nashville, TN 37206
(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 27th day of June, 2003

Christine Weddle — Kathy Shannon — Geraldine Hardshaw

Clara Williams — Hayles Collier, Jr. — Johnny Jones

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Christine Weddle and Clara Williams and Kathy Shannon and Hayles Collier, Jr., Geraldine Hardshaw, & Johnny Jones

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 Goodlettsville, Tennessee, this 27th day of June, 2003.

Commission expires My Commission Expires OCT. 25, 2003

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public