This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Robert Samuel Cribb, Jr.
733 Magnolia Trail
Nashville, Tennessee 37221

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
CTX Mortgage Company
P. O. Box 199000
Dallas, TX 75219-9000

MAP **142-11**
GROUP **B**
PARCEL **17**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Kenneth R. Martin and wife, Scarlett W. Martin** hereinafter called the "GRANTORS", have bargained and sold, and by these presents, do transfer and convey unto **Robert Samuel Cribb, Jr., unmarried**, hereinafter called the "GRANTEE", his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

See Exhibit "A"

Being the same property conveyed to Kenneth R. Martin and wife, Scarlett W. Martin by deed from Fred Yazdian and Jerome Rosenblum of record in Book 10057, page 649, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2003 and subsequent years.

This is improved property known as 733 Magnolia Trail, Nashville, Tennessee 37221.

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", his heirs and assigns, forever, and, GRANTORS do covenant with the said "GRANTEE" that they 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, "GRANTORS", do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEE", and his heirs and assigns, against the lawful claims of all persons whomsoever. Whereever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 07/28/03 15:54 3pgs
Fees:18.00 Taxes:908.35
20030728-0105366

WITNESS our hands this the 22nd day of July, 2003.

Kenneth R. Martin

Scarlett W. Martin

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Kenneth R. Martin and wife, Scarlett W. Martin**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 22nd day of July, 2003.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 9/25/2004

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $245,500.00.

AFFIANT

Subscribed and sworn to before me on this 22nd day of July, 2003.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 9/25/2004

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Magnolia Place, a P.U.D., of record in Plat Book 7900, page 729, said Register's Office.