Name and Address of New Owners:
Eleanor E. Sircy and Kevin M. Scott
705 North Chestnut Court
Hendersonville, TN 37076
Hermitage

Send Tax Bills to:
Bank of America
P. O. Box 650071
Dallas, TX 75265-0071

TAX ID NUMBERS:

Map 64-12 Parcel 31

Davidson County DEEDWARR
Recvd: 08/01/03 15:54 3pgs
Fees:18.00 Taxes:369.63
20030801-0109590

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, Citifinancial Mortgage Company, Inc. ("Grantor"), has bargained and sold, and hereby transfers and conveys to ELEANOR E. SIRCY AND KEVIN M. SCOTT, tenanats in common with right of survivorship ("Grantees"), their successors, heirs and assigns, certain land in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the said property with all appurtenances, estate, title and interest thereto belonging to Grantees their successors, heirs, and assigns forever.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

Property taxes for the year 2003, a lien, but not yet due and payable; subject to Restrictive Covenants of record in Book 4704, Page 148 and Book 4732, Page 763, Register's Office for Davidson County, Tennessee and further subject to notes, easements, building setback lines, etc., if any, as may be set forth on the Plan of Sherwood Forest, Section 4, as of record in Book 4460, Page 182 and 183, said Register's Office.

Grantor covenants with Grantees that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantees, their successors, heirs and assigns against the lawful claims of all persons claiming by, through, or under Grantor but no further or otherwise. Not withstanding anything to the contrary contained herein, Grantor shall warrant and defend title only against title defects (if any) which originated while Grantor held title to the subject property.

Executed this the 31st day of July, 2003.

Citifinancial Mortgage Company, Inc.,

By: _____

TITLE: Assistant Vice President

Attest:

By: _____

TITLE: Assistant Secretary

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Madeline Ricci and Julie Crouch with whom I am personally acquainted and who upon their(his, her, their) oath(s) acknowledged themselves(himself, herself, themselves) to be the Assistant Vice President and Assistant Secretary respectively of Citifinancial Mortgage Company, Inc., the within named bargainor, a Corporation, and that Madeline Ricci as such Assistant Vice President and Julie Crouch as such Assistant Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Madeline Ricci as such Assistant Vice President and attesting the same by the said Julie Crouch as such Assistant Secretary.

Witness my hand and official seal at office at Irving, Texas, on this the 31st day of July, 2003.

Notary Public

My Commission Expires:_____

JESSE SILVA
NOTARY PUBLIC STATE OF TEXAS
COMMISSION EXPIRES:
APRIL 12, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $99900.00.

Affiant

Subscribed and sworn to before me
this 31st day of July, 2003.

Notary Public

My Commission Expires: 3-14-07

JENNIFER GREGORY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TENN.
MY COMMISSION EXPIRES
MARCH 14, 2007

THISA INSTRUMENT PREPARED BY:
DEANIE L.GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
200 MADISON STREET
MADISON, TN 37115

"Exhibit A"

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 322 on the Plan of Sherwood Forest, Section 4, as of record in Book 4460, Pages 182 and 183, in the Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

Being the same property conveyed to Citifinancial Mortgage Company, Inc. by Successor Trustee's Deed from Philip M. Kleinsmith, Trustee, dated May 1, 2003 and recorded as Instrument No. 20030520-0068555 in the Register's Office for Davidson County, Tennnessee.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 4781 CASCADE DRIVE, OLD HICKORY, TN 37138