Davidson County DEEDWARR
Recvd: 08/28/03 11:41 2pgs
Fees:13.00 Taxes:310.80

20030828-0125152

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $84,000.00

Carrie Buo
Affiant

Subscribed and sworn to before me, this 15th DAY OF August, 2003.

Rachel Wilson
Notary Public

MY COMMISSION EXPIRES: 3/31/2007
(AFFIX SEAL)

RACHEL WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 31, 2007

G-CTX-03-1100

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael LaRue	CTX Mortgage Company	
110 Rio Vista Drive	(NAME) 801 94th Avenue North	43-16-8.00
(ADDRESS) Madison, Tennessee 37115	(ADDRESS) St. Petersburg, FLA 33702	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we PMPJ PROPERTIES INC., hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MICHAEL LARUE AND WIFE, TERINA LARUE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 14 of Block "B" on the Revised Plan of Myatt-Egan Subdivision as of record in Book 1424, page 107, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to PMPJ Properties, Inc. by deed as shown of record in Book 9329, page 276, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 1424, page 107, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 110 Rio Vista Drive, Madison, Tennessee 37115
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 my/our hand(s) this 15th day of August, 2003.

PMPJ Properties Inc.

BY: Poppy P. Buchanan, President

Janet Shans, Vice-President

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me,
Laura Mitchell, a Notary Public within and for said County and State aforesaid, personally appeared
Peggy P. Buchanan and Janet Shaw, with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the President + Vice-President of the PMPJ Properties, Inc., the within named bargainor, and corporation, and that they as such
President + Vice President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said
Peggy P. Buchanan and Janet Shaw

Witness my hand and official seal at
Nashville, TN
on this the 15th day of August, 2003.

Laura Mitchell
NOTARY PUBLIC

My Commission Expires: 5/28/06

LAURA MITCHELL
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903