40-A

Davidson County DEEDWARR
Recvd: 09/08/03 16:32 2pgs
Fees:13.00 Taxes:768.64
20030908-0131067

This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

ADDRESS NEW OWNER:

Mudassir H. Khan and
Mohammad Rahman
7913 Amber Hills Lane
Nashville, TN 37221

SEND TAX BILL:

CTX Mortgage Company, LLC
P. O. Box 199077
Dallas, TX 75219-9077

MORTGAGEE:
CTX Mortgage Company, LLC
P. O. Box 199077,
Dallas, TX 75219-9077

MAP AND PARCEL:
MAP 156-01-0-A
PARCEL 032.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Drew A. Dyson and wife, Diane M. Dyson ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto Mudassir H. Khan, as to a one-half undivided interest, and Mohammad N. Rahman, as to a one-half undivided interest, as tenants in common ("Grantee"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot(s) 32, as shown on the map entitled Amber Hills Subdivision, of record in Plat Book 7900, page(s) 377, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Drew A. Dyson and wife, Diane M. Dyson by deed from Artur W. Wamil and spouse, Barbara D. Wamil of record in Instrument No. 20010423-0040039, Register's Office for Davidson County, Tennessee.
>
> This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This is improved property known as 7913 Amber Hills Lane, Nashville, TN 37221.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, their heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that they are lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, their heirs, successors and

assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 5th day of September, 2003.

Drew A. Dyson by J. Charles Kelly, atty. in fact
Drew A. Dyson by J. Charles Kelly,
Attorney-in-Fact Pursuant to Limited
Power of Attorney recorded in Instrument
No. 20030908-0131065, R.O.D.C., TN

Diane M. Dyson by J. Charles Kelly, atty. in fact
Diane M. Dyson by J. Charles Kelly,
Attorney-in-Fact Pursuant to Limited
Power of Attorney recorded in Instrument
No. 20030908-0131066 R.O.D.C., TN

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid J. Charles Kelly, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the person who executed the foregoing instrument on behalf of DREW A. DYSON AND WIFE, DIANE M. DYSON, and who acknowledged that she executed the same as the free act and deed of DREW A. DYSON AND WIFE, DIANE M. DYSON.

Witness my hand and official seal this 5th day of September, 2003.

Notary Public

CATHERINE H. GWYN Notary Public At Large DAVIDSON COUNTY, TENN.
My Commission Expires January 29, 2005

My Commission Expires: 1/29/05

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $207,200.00.

AFFIANT

Subscribed and sworn to before me this 5th day of September 2003.

NOTARY PUBLIC

CATHERINE H. GWYN Notary Public At Large DAVIDSON COUNTY, TENN.
My Commission Expires January 29, 2005

My Commission Expires: 1/29/05