This Instrument Prepared by:
First Volunteer Title and Real Estate Services, Inc.
1333-E West Main Street
Lebanon, Tennessee 37087

ADDRESS NEW OWNER:
Alvin Hardeman Seaborn, Jr.
4864 Shshone Drive
Old Hickory, TN 37138

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
CTX Mortgage Company, LLC
801 94th Avenue North
St. Petersburg, FL 33702

MAP 65-13
GROUP -----
PARCEL 66.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, WE, DAVID E. HUFFMAN and wife, SHERYL L. HUFFMAN, have this day bargained and sold, and do hereby transfer and convey unto ALVIN HARDEMAN SEABORN, JR., and wife, DEBORAH SUE SEABORN, certain land situated in Davidson County, Tennessee, being more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 499, on the Plan of Sherwood Forest, Section 5, as shown on plat of record in Plat Book 4660, page 190, as corrected in Book 5670, page 535, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to David E. Huffman and wife, Sheryl L. Huffman by Deed of record in Book 10523, Page 852, Register's Office for Davidson County, Tennessee.

This is improved property known as 4864 Shshone Drive, Old Hickory, TN 37138.

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever.

WE COVENANT with the Grantees herein that we are lawfully seized and possessed of said lands in fee simple; that we have a good and lawful right to convey same; and we do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2003 shall be prorated as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Wilson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record at Plat Book 4660, Page 190, and restrictions of record in Book 4990, Page 72, and encumbrances as may be shown of record in the county office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all Governmental rules and regulations and all Davidson County Health Department rules and regulations.

Davidson County DEEDWARR
Recvd: 09/17/03 15:33 2pgs
Fees:13.00 Taxes:514.30
20030917-0137592

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 11th day of September, 2003.

DAVID E. HUFFMAN

SHERYL L. HUFFMAN

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, the within named, **DAVID E. HUFFMAN and wife, SHERYL HUFFMAN**, with whom I am personally acquainted (or proved to me upon the basis of satisfactory evidence), and who acknowledged to me that they executed the within and foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in ~~Mt. Juliet,~~ Tennessee, on this the 11th day of September, 2003.

NOTARY PUBLIC

My Commission Expires: 3-22-2005

OATH OF CONSIDERATION

I, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest transferred, whichever is greater, is $139,000.00, which amount is equal to or greater than the amount which the property or interest transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to before me this the 11th day of September, 2003.

NOTARY PUBLIC or REGISTER OF DEEDS

My Commission Expires: 3-22-2005