Davidson County DEEDWARR
Recvd: 10/24/03 14:32 2pgs
Fees:13.00 Taxes:370.00

20031024-0157433

WARRANTY DEED

B-PMF-03-0827

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Charlene Hill
Affiant

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

Notary Public

MY COMMISSION EXPIRES:

SEENA L. O'BRIEN NOTARY PUBLIC MY COMM. EXP. 9/30/06 LARGE DAVIDSON COUNTY TN

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
Charlene Hill	Bomac Mortgage Holdings, LP	
827 Horner Avenue (ADDRESS)	1445 Ross Avenue 44th Floor (NAME) (ADDRESS)	118-2-148
Nashville, Tennessee 37204 (CITY) (STATE) (ZP)	Dallas, TX 75202 (CITY) (STATE) (ZP)	

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 JOHN T. WALTON, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHARLENE HILL, 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. 56 on the Map of Kirkwood Heights, the W.T. Berry Estate, Section 4, of record in Book 1130, Page 18, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to John T. Walton by Quitclaim Deed dated April 29, 1987 and filed for record on May 21, 1987 in Book 7243, Page 609, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

*unmarried

unimproved ( )
This is improved (X) property, known as 827 Horner Avenue, Nashville, Tennessee 37204
(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 October, 2003.

John T. Walton

John T. Walton

STATE OF Tennessee

COUNTY OF Davidson

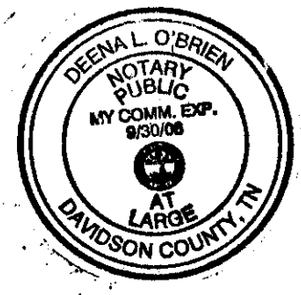
I, Deena L O'Brien, a Notary Public of the County and State first above written, do hereby certify that John T. Walton personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the .

Deena L O'Brien
Notary Public

My Commission Expires:

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903