Name and Address of New Owners:
Walter B. Coleman
Cody Russell Coleman
And wife, Melissa Ann Coleman
800 Curtis Drive
Nashville, TN 37207

Send Tax Bills to:
Same as New Owners

Davidson County DEEDWARR
Recvd: 01/21/04 13:58 3pgs
Fees:18.00 Taxes:765.90
20040121-0008147

TAX ID NUMBERS:

Map 3 Parcel 59

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 **WALTER B. COLEMAN, CODY RUSSELL COLEMAN AND WIFE, MELISSA ANN COLEMAN,** ("Grantees"), as a one-half undivided interest in Walter B. Coleman and a one-half undivided interest in Cody Russell Coleman and wife, Melissa Ann Coleman ** 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").

** as tenants in common with right of survivorship.

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:

Subject to notes, easements, building setback lines, etc., if any, as may be set forth on the Plan of The Division of the Lands of the heirs of Isam Butterworth and Phillip Joiner, part of Lot Nos. 5 and 6, as of record in Book 161, Page 22 in the Register's Office for Davidson County, Tennessee, further subject to those Restrictive Covenants as set out in a deed of record in Book 7052, Page 463, 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 20th day of January, 2004.

CitiFinancial Mortgage Company
Inc.

By: Sue Hall

TITLE SVP

Attest:

By: Julie Crouch

TITLE Asst. 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 Sue Harber 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 AVP and Asst Secretary respectively of CitiFinancial Mortgage Company, Inc.,the within named bargainor, a Corporation, and that Sue Harber as such AVP and Julie Crouch as such Asst Sec. being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Sue Harber as such AVP and attesting the same by the said Julie Crouch as such Asst Sec.

Witness my hand and official seal at office at Coppell, Texas, on this the 20th day of January, 2004.

Notary Public

GWEN Y JONES
NOTARY PUBLIC
State of Texas
Comm. Exp. 09-29-2006

My Commission Expires: 9-29-06

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The amount of consideration, or value of the property transferred, whichever is greater, is $207,000.00.

Deanie L. Gregory
Affiant

Subscribed and sworn to before me this 20th day of January, 2004.

Jennifer Gregory
Notary Public

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

My Commission Expires: 3-14-07

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

"Exhibit A"

Land in the 10th, formerly the 20th, Civil District of Davidson County, Tennessee, being part of Lots 5 and 6 on the Plan of the Division of the lands of the Heirs of Isam Butterworth and Phillip Joiner, as of record in Book 161, Page 22, Register's Office for Davidson County, Tennessee and being more particularly described as Tract No. 2 acording to a survey by A & A Engineers, Inc., dated March 27, 1986, Job # 2575-86 as follows:

BEGINNING at an iron pin in the west margin of Tinnin Road, a/k/a Tinnon Road, thence South 86 degrees 43' 02" West 931.29 feet to an iron pin; thence North 14 degrees 11' 08" East 162.98 feet to an iron pin in a 24 inch Beech tree; thence North 72 degrees 43' 55" East 799.36 feet to an iron pin in the west margin of Tinnin Road; thence with the west margin of Tinnin Road, South 20 degrees 15' 33" East 364.58 feet to the point of beginning.

Being the same property conveyed to CitiFinancial Mortgage Company, Inc. by Trustee's Deed from Robert M. Wilson, Jr., Successor-Trustee, dated September 10, 2003 and recorded as Instrument No. 20030925-0142068, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 2425 TINNIN RD., GOODLETTSVILLE, TN 37072