410-A

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

Davidson County DEEDWARR
Recvd: 07/09/04 16:18 2pgs
Fees:13.00 Taxes:181.30
20040709-0082160

ADDRESS NEW OWNER:

Toby L. Truman
323 Forest Park Road, Unit 2-5
Madison, TN 37115

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 43-13-A
Parcel 29 CO

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, **Martha Leigh Tillett, unmarried**, ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Toby L. Truman**, ("Grantee"), his 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, Tennessee, being Unit No. 2-5, together with the appurtenant interest in the common elements of Robin Hood Condominiums, a horizontal property regime established by Master Deed of record in Book 5388, page 524, and supplemented in Book 6569, page 149, as amended in Book 11399, page 660, and the By-laws of record in Book 5388, page 554, Register's Office for said County, said unit being depicted on the Condominium Site Plan attached as Exhibit "A-1" to the aforementioned Master Deed. Reference is hereby made to the plat of Robin Hood Condominium Apartments of record in Book 5200, page 124, said Register's Office, for a more complete identification and description of such unit.
>
> Being the same property conveyed to Martha Leigh Tillett, unmarried, by deed from Melinda L. Burger, unmarried, of record in Book 11548, page 551, 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 323 Forest Park Road, Unit 2-5, Madison, TN 37115.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, his heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that she is 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 herself, her heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, his 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 my hand this 8 day of July, 2004.

Martha Leigh Tillett

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Martha Leigh Tillett, unmarried, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 8 day of July, 2004.

Notary Public

My Commission Expires: 7/21/07

ANDREW B. GIBSON, JR. Notary Public At Large DAVIDSON COUNTY, TENN. My Commission Expires July 21, 2007

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $49,000.00.

AFFIANT

Subscribed and sworn to before me
this 8 day of July, 2004.

NOTARY PUBLIC

My Commission Expires: 7/21/07

ANDREW B. GIBSON, JR. Notary Public At Large DAVIDSON COUNTY, TENN. My Commission Expires July 21, 2007