Name and Address of New Owners:
Adrian J.R. Davis
639 Poplar Place
Nashville, TN 37216

Send Tax Bills to:
GMAC Mortgage Corp.
P. O. Box 569760
Dallas, TX 75356

TAX ID NUMBERS:

Map 61-5A Parcel 83

Davidson County DEEDWARR
Recvd: 01/03/05 15:57 3 pgs
Fees:18.00 Taxes:229.40
20050103-0000790

**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 **Adrian J.R. Davis** ("Grantee"), his 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").

TO HAVE AND TO HOLD the said property with all appurtenances, estate, title and interest thereto belonging to Grantee his 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 property taxes for 2005, not yet a lien; further subject to certain notes, easements, building setback lines, etc., if any, as may be set forth on the plan of Phase IV on the Plan of Poplar Glen of record in Book 7900, Page 392, Register's Office for Davidson County, Tennessee. Further subject to By-Laws of Poplar Glen Homeowners Association of record in Book 7534, Page 625, Register's Office for said County. Subject to Sanitary Sewer and/or Storm Drainage Easement of record in Book 5129, Page 28, and Book 5325, Page 322, Register's Office for said County.

Grantor covenants with Grantee 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 Grantee, his successors, heirs and assigns against the lawful claims of all persons claiming by, through, or under Grantor. Notwithstanding 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 29 day of December, 2004.

CitiFinancial Mortgage Company, Inc.

By: _____
TITLE Tony Malone, AVP

Attest: By: _____
TITLE Robert Young Jr. Asst



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 Tony Malone, AVP and Robert Young 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 Sec respectively of Citifinancial Mortgage Company, Inc. the within named bargainor, a corporation, and that Tony Malone, AVP as such AVP and Robert Young 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 Tony Malone, AVP as such AVP and attesting the same by the said Robert Young as such Asst Sec.

Witness my hand and official seal at office at Irving, Texas, on this the 29th day of December, 2004.

Notary Public

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

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $62,000.00.

Affiant

Subscribed and sworn to before me
this 31ST day of December, 2004.

Notary Public

DEANIE L. GREGORY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2006

My Commission Expires: 3-25-06

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

Exhibit "A"

Land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Unit # 69, Condominium Site Plan of Phase IV on the Plan of Poplar Glen, of record in Book 7900, Page 392, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Citifinancial Mortgage Company, Inc., by Substitute Trustee's Deed from Mary K. Alissandratos, as Substitute Trustee of record in Instrument No. 20040721-0086938, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 639 POPLAR PLACE, NASHVILLE, TN 37216