WARRANTY DEED

ADAM LAFEVOR NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2008

G-CTX-07-4000

STATE OF Tennessee
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Jewel Spears
Affiant

Subscribed and sworn to before me, this 1st DAY OF March, 2007.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title And Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jewel L. Spears	CTX Mortgage Company, LLC	
4004 Fairview Drive (ADDRESS)	(NAME) 3100 McKinnon, Corp. Closing 2nd Floor (ADDRESS)	
Nashville, TN 37218 (CITY) (STATE) (ZIP)	Dallas, TX 75201 (CITY) (STATE) (ZIP)	06903000900

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 RANDALL LEE CRAFT, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JEWEL L. SPEARS, UNMARRIED, 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:

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

BEING Lot No. 34, Block DD on the Plan of the Revised Map of Fairview Subdivision of record in Plat Book 1130, page 54, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Randall L. Craft by Deed from Bankers Trust Company of California, NA of record in Instrument No. 200209250117035 on September 13, 2002 and filed for record on September 25, 2002, Register's Office for Davidson County, Tennessee.
Being the same property conveyed to Randall Lee Craft by Quitclaim Deed from Alice Marie Ghee Craft of record in Instrument No. 200607060080542 on June 26, 2006 and filed for record on July 6, 2006, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements as shown of record including those in Plat Book 1130, Page 54, Register's Office of Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4004 Fairview Drive, Nashville, Tennessee 37218
(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 1st day of March, 2007.

Randall Lee Craft
Randall Lee Craft

Davidson County DEEDWARR
Recvd: 03/08/07 10:04 2 pgs
Fees:13.00 Taxes:314.50

20070308-0028537

STATE OF Tennessee
COUNTY OF DAVIDSON

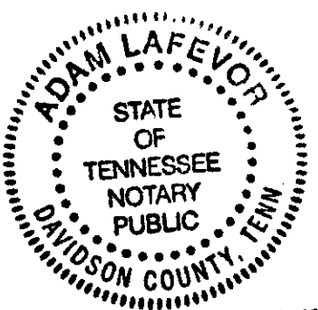
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Randall Lee Craft, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 1st day of March, 2007.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV. 22, 2008

RETURN TO:
Rudy Title And Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903