RECORD & RETURN TO:
Southern Title Services
1517 Hunt Club Blvd #100
Gallatin, TN 37066

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 05/03/07 14:37 2 pgs
Fees:13.00 Taxes:838.05
20070503-0053318

KIM GILLESPIE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $226,500.00

Affiant

Subscribed and sworn to before me, this 30th day of April, 2007.

Notary Public
My commission expires: 11.22.08

05-0702-63447

Address of New Owner:	Send Tax Bills to:	Tax Information
Paula Brackeen 801 Travis Spring Dr. Madison TN 37115	CTX Mortgage Company, Inc. 3100 McKinnon Road, 2nd Floor Dallas, TX 75201	34-07-0-A-047

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Martha S. Lawrence, unmarried,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Paula Brackeen, unmarried woman**, hereinafter called the Grantees, their successors and assigns, a 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. 15, on the Plan of Resubdivision of Lots 13 and 15 of Resubdivision, Phase Two, Harbor Village, of record in Instrument No. 20061026-0132673, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Judith W. Tucker and Martha S. Lawrence by deed from SBI, Inc., a Tennessee corporation, dated March 12, 1999, recorded March 15, 1999, of record in Book 11384, Page 690, Register's Office for Davidson County, Tennessee. Judith W. Tucker having since died July 1, 2006.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 801 Travis Spring Dr., Madison, TN 37115

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, 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 hand this 30 day of April, 2007.

Martha S. Lawrence

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Martha S. Lawrence**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Hendersonville, TN, this 30th day of April, 2007.

Notary Public
State of Tennessee at Large

My Commission expires: July 19, 2008

KELLY ANN CALLAGHAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Comm. Expires July 19, 2008