This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
5111 Maryland Way, Ste. 205
Brentwood, TN 37027
(615) 221-0032

BOOK 10183 PG 427

ADDRESS NEW OWNER:
Pete Orta Jr. and Kelli Orta
5008 Meta Drive
Nashville, Tennessee, 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
First Trust Mortgage Company
6525 Quail Hollow
Memphis, Tennessee, 38120

MAP AND PARCEL:
MAP 161-2
PARCEL 44

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Gerald A. Anderson and wife, Jeanne M. Anderson, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Pete Orta Jr. and wife, Kelli Orta, tenancy by the entirety , hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of McMurray Hills Subdivision, as of record in Book 3700, Page 5, Register's Office for said county. Said Lot No. 64 fronts 70.0 feet on the easterly margin of Meta Drive and extends back on the northerly line 174.0 feet and on the southerly line 200.00 feet to a line in the rear on which it measures 74.7 feet thereon.
>
> Being the same property conveyed to Gerald A. Anderson and wife, Jeanne M. Anderson, by deed from Atlas Construction Company of Tennessee of record in Book 4062, Page 324, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record, subject to Restrictive Covenants of record in Book 3882, Page 846, Register's Office, Davidson County, Tennessee.
This conveyance is subject to plan of record in Book 3700, Page 5, said Register's Office.

This is improved property known as 5008 Meta Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Pete Orta Jr. and wife, Kelli Orta, their heirs and assigns, forever; and we, Gerald A. Anderson and wife, Jeanne M. Anderson do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, 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 Grantees, their heirs 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.

96 SEP -9 PM 1:05

MAIL ENV.

3713 09/09 0101 CKCHECK 397.50

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Witness our hands this the 30th day of August, 1996.

BOOK 10183 PG 428

Gerald A. Anderson

Jeanne M. Anderson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Gerald A. Anderson and wife, Jeanne M. Anderson the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this the 30th day of August, 1996.

NOTARY PUBLIC

SHARON KIMBRO NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

My Commission Expires:

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual value or consideration, whichever is greater, for this transfer is $ 105,000.00.

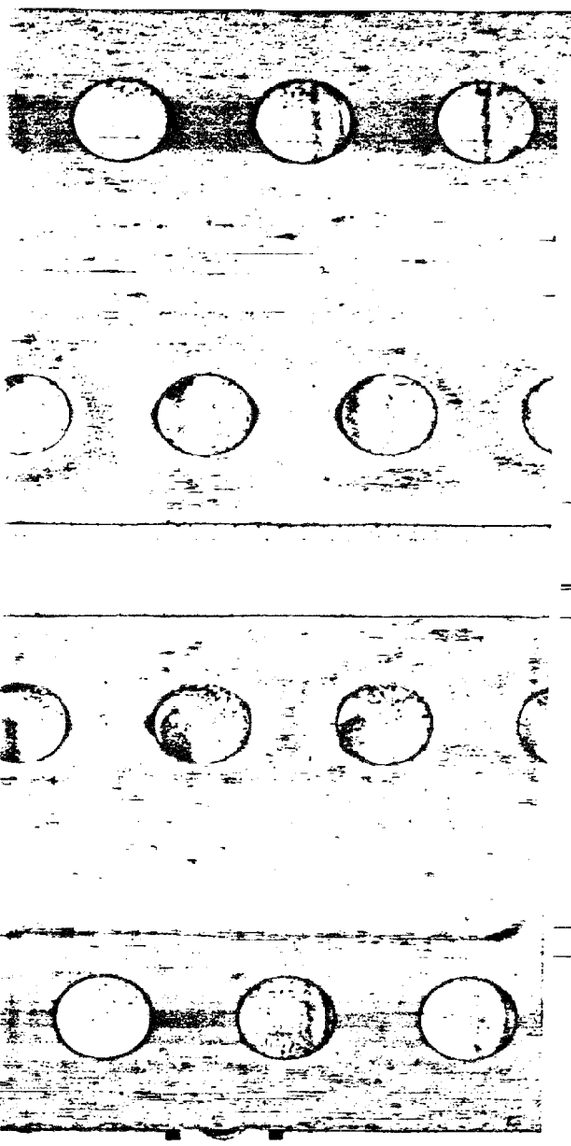
AFFIANT

Subscribed and sworn to before me this 30th day of August, 1996.

NOTARY PUBLIC
My Commission Expires:

SHARON KIMBRO NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10183 PG 429

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT 105000.00	
			CAMT 105000.00	
			CON TX 388.50	
			PRFEE 1.00	
			WDEED 8.00	
			VOID	
			CAMT 105000.00	
			TOTAL 397.50	
			CHECK 397.50	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/09/96 01 11:09 0001 5712

0222666
RECEIVED FOR RECORD
95 SEP -9 AM 11:06
REGISTER
DAVIDSON COUNTY, TN.

No. 1000201