BOOK 10276 PG 179

FILE BOX 45

WARRANTY DEED

ZANA C. PETTY NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 19 96

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Venis Siffrard	Mortgage Resources, Inc.	MAP 119-6
(NAME)	(NAME)	
20 Peachtree Street	404 BNA Dr., Suite 400, Bldg.200	PARCEL 280
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37217	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Armando Jarquin Lopez and wife, Felipa Barragan Lopez

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Venis Siffrard and wife, Anne Marie Siffrard

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 Lot No. 38, on the plan of Rosewood, Section I, of record in Plat Book 4955, Page 29, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Armando Jarquin Lopez and wife, Felipa Barragan Lopez by deed from Diane Lynn Sans and husband, Billy Sans, of record in Book 9733, Page 665, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 5110, Page 595; Book 5196, page 669; and Book 5264, page 398, Register's Office for said County.

96 DEC -2 PM 2:06
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

025 1390

unimproved ( )
This is improved (X) property, known as 20 Peachtree Street, Nashville, TN 37211
(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 GRANTEES, their heirs and assigns forever; and we 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 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 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 our hand s this 26th day of November 19 96

Armando Jarquin Lopez

Felipa Barragan Lopez

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Armando Jarquin Lopez and wife, Felipa Barragan Lopez

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of November 19 96

Commission expires January 20, 1999

Notary Public

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

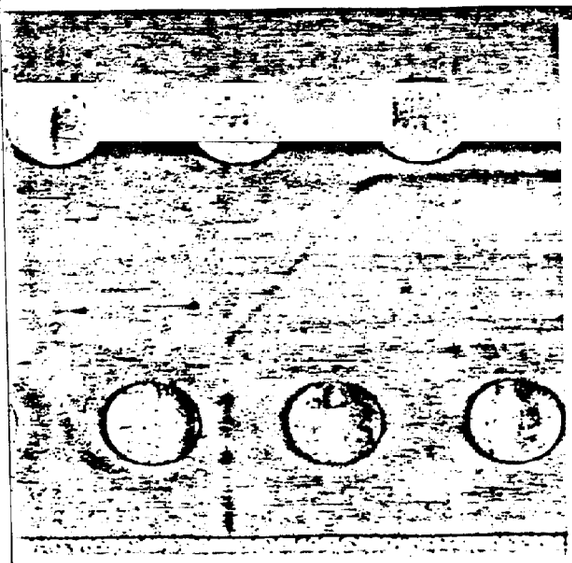
Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such.

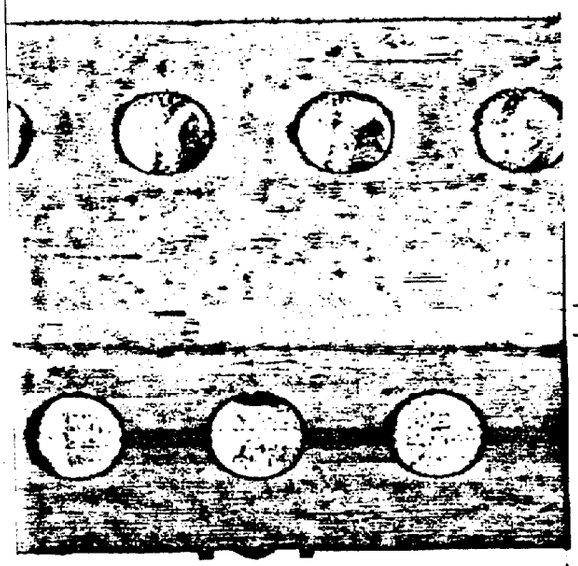
Witness my hand and official seal at office at on this the day of 19.

My commission expires

Notary Public

0622 12/02 0101 03CHECK 299.





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

RECEIVED OF _____

FOR _____

BOOK 10276 PG 181

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 78500.00	
			CON TX 290.45	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 299.45	
			CHECK 299.45	
12/02/96	01		14:10 0001 0622	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0251390
IDENTIF. ↑ REFERENCE

96 DEC -2 PM 2:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1093297