Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #96-1228

BOOK 10293 PG 927

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Stephen W. Mitchell,** and wife **Stephanie J. Mitchell**; hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Matias J. Vega,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 171 on the Plan of Poplar Creek, Phase II, of record in Plat Book 6900, Page 339 through 347, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Stephen W. Mitchell and wife Stephanie J. Mitchell by deed of record in Book 9328, Page 673, Register's Office for said County.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

0256830
IDENTIF. ↑ REFERENCE

96 DEC 18 AM 9:54
DAVIDSON COUNTY, TN.

MAIL ENV.

This is improved property, known as: 901 W. Kenwick Ct., Nashville, TN 37221

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 16th day of December, 1996

Stephen W. Mitchell

Stephanie J. Mitchell

Stephen W. Mitchell

Stephanie J. Mitchell

BOOK 10293 PG 928

State of Tennessee)
County of Davidson)

On this the 16th day of December, 1996, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Stephen W. Mitchell and Stephanie J. Mitchell**, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: MAY 23, 1998

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$175,000.00**.

Affiant

Sworn and subscribed before me on this the 16th day of December, 1996.

Notary Public

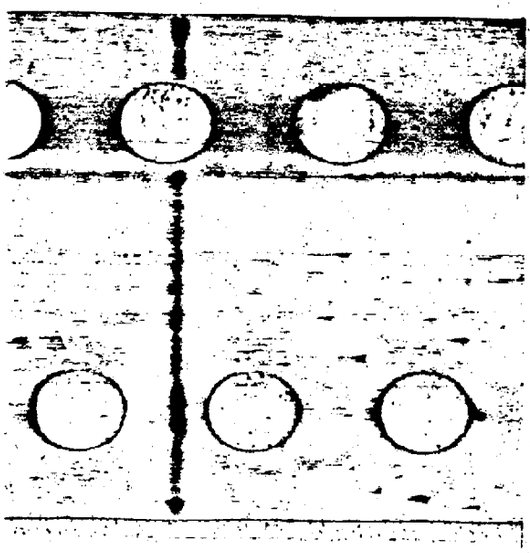
My Commission Expires: MAY 23, 1998

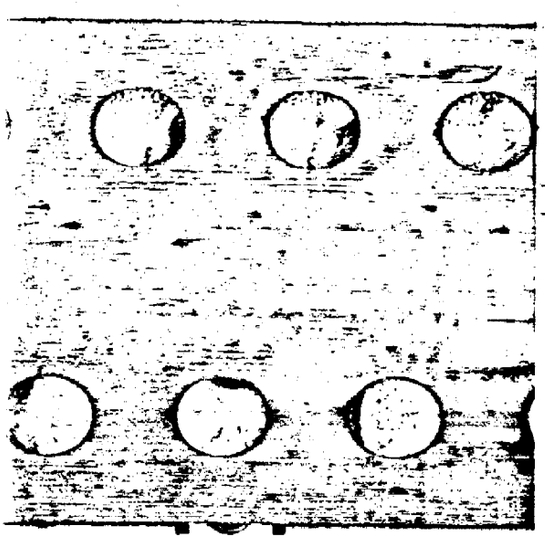
NEW OWNER:
Matias J. Vega
901 W. Kenwick Ct.
Nashville, TN 37221

RESPONSIBLE FOR TAX PAYMENT:
Countrywide Home Loans, Inc.
155 North Lake Avenue
Pasadena, California 91109
Loan No. 5533079

TAX MAP-PARCEL #:
155-8C-171CO

6818 12/18 0101 03CHECK 656.50





OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10293 PG 929

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	175000.00
			CON TX	647.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	656.50
			CHECK	656.50
12/18/96	01		09:54 0001	6818

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0256830 IDENTIF. ↑ REFERENCE

96 DEC 18 AM 11 [illegible] REGISTER

FELIX Z. WILSON, II

DAVIDSON COUNTY, TN.

No. 1099417