BOOK 10582 PG 966

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,500.00

x Carlos C Torres
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF August 19 97

Notary Public

MY COMMISSION EXPIRES: 3-21-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CARLOS C. TORRES (NAME)	ONE STOP MORTGAGE, INC. (NAME)	MAP 108-04
852 Norwalk Drive (ADDRESS)	200 BAKER STREET, #101 (ADDRESS)	PARCEL 020
Nashville, TN 37214 (CITY) (STATE) (ZIP)	COSTA MESA, CA. 92626 (CITY) (STATE) (ZIP)	FE #03D-85682

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, REBECCA SUE MONTGOMERY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CARLOS C. TORRES AND WIFE, RAMONA R. TORRES

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:

LAND in Davidson County, Tennessee, being Lot No. 56 on the Plan of Larchwood, Section Two, as of record in Book 5200, Pages 57, 58 and 59, and revised in Book 5200, Pages 207 and 208, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Anthony L. Pena and wife, Rebecca Montgomery Pena, by Deed from Jackie W. Perry, unmarried, of record in Book 6845, Page 596, Register's Office for Davidson County, Tennessee. The parties having since divorced and said property was divest out of Anthony L. Pena and vested in Rebecca Sue Montgomery Pena by Final Divorce Decree, of record in Book 7989, Page 124, Register's Office for Davidson County, Tennessee. It was further ordered that Rebecca Sue Montgomery Pena be restored to her maiden name of Rebecca Sue Montgomery.

THIS conveyance is subject to restrictive covenants of record in Book 5479, Page 443, and revised in Book 5681, Page 532, Book 5688, Page 695, and Book 6011 Page 130, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Unimproved ( )
This is Improved (X) property, known as 852 Norwalk Drive, Nashville, TN 37214
(House Number) (Street) (P.O. Address)
~~1305 08/27 0101 03~~CHECK 343.85

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 my hand this 15th day of August 1997

Rebecca Sue Montgomery
REBECCA SUE MONTGOMERY

DCINC:WC

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

BOOK 10582 PG 967

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named REBECCA SUE MONTGOMERY

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Tennessee, this 15th day of August 19 97

Commission expires 3-21-98

Notary Public

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

0341698
IDENTIF. # REFERENCE

97 AUG 27 AM 9:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

DCTN:DWC

OFFICIAL RECEIPT

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

BOOK 10582 PG 968

RECEIVED OF _____

FOR _____

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 90500.00
CON TX 334.85
PRFEE 1.00
WDEED 8.00
TOTAL 343.85
CHECK 343.85

08/27/97 01 09:29 0001 1305

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0341698 IDENTIF. ← REFERENCE

97 AUG 27 AM 9:29

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1190820