FILE BOX 45

WARRANTY DEED

BOOK 10594 PG 505

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 111,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August, 19 97

PATRICIA NICHOLS NOTARY PUBLIC

Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(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
Rafael L. Molina (NAME)	GMAC Mortgage Corporation (NAME)	MAP 86-1
105 Aloha Court (ADDRESS)	100 Witmer Road, P.O. Box 963 (ADDRESS)	PARCEL 57
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Horsham, PA 19044-0963 (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, Pamela R. Samms and husband, Robert Samms

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rafael L. Molina and wife, Denise A. Molina

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. 12, Addition to Section Four Hermitage Hills, of record in Book 3842, Page 128, 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 Pamela R. Samms, a married person, by deed from Jon Clouse and Wife, Harriett C. VanPelt, of record in Book 10048, Page 788, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 3181, Page 587, Register's Office for said County.

Robert Samms joins in this conveyance to convey any and all marital rights he may have in and to said property.

unimproved ( )
This is improved (X) property, known as 105 Aloha Court, Hermitage, TN 37076
(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 27th day of August 19 97

Pamela R. Samms

Pamela R. Samms

Robert Samms

Robert Samms

BOOK 10394 PG 506

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 Pamela R. Samms and husband, Robert Samms

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 27th day of August 19 97

Commission expires March 24, 2001

Notary Public

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

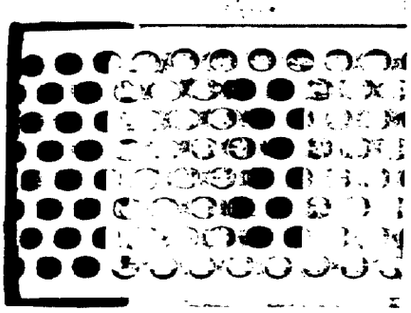
03446 37

IDENTIFICATION REFERENCE

97 SEP -4 AM 8:03

REGISTER'S OFFICE DAVIDSON COUNTY, TN.

4457 09/04 0101 03CHECK 419.75



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

PGW 10594 PG 507

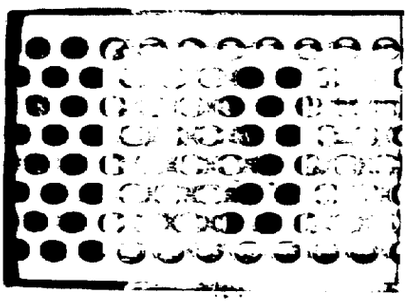
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
111000.00
CON TX 410.70
PRFEE 1.00
WDEED 8.00
TOTAL 419.70
CHECK 419.70

09/04/97 01 08:06 0001 4457

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0344637

IDENTIFICATION REFERENCE

97 SEP -4 PM 8:03

REGISTER
DAVIDSON CO. TN.

FELIX Z.

No. 1193935