WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(37635)

BOOK 11363 PG. 572

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 64,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
26th DAY OF February 19 99

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: 9/28/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201
My Commission Expires SEPT. 28, 2002

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jose I. Carranza	North American Mortgage Company	91-11-116
(NAME)	(NAME)	
5105 Illinois Avenue	3883 Airway Drive	12W-12205
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Santa Rosa, CA 95403	
(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, Doris Diana Morton, n/k/a Doris Diana Barton and husband, Tommy R. Barton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jose I. Carranza and wife, Betty Carranza

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 Nos. 1010 and 1012 on the No. 1 Plan of West Nashville of record in Plat Book 57, Page 74 and 75, 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 Doris Diana Morton by deed from Clyde Eakes and Richard Eakes, Co-Administrators of the Estate of Frances Eakes of record in Book 6674, Page 695, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

Doris Diana Morton is now known as Doris Diana Barton.

Tommy R. Barton, husband of Doris Diana Barton, joins in this Warranty Deed only for the purpose of conveying such marital rights if any that he may have in and to said property.

unimproved ( )
This is improved (X) property, known as 5105 Illinois Avenue, Nashville, TN 37209
(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 my hand this 26th day of February 19 99

Doris Diana Morton Barton
Doris Diana Morton
n/k/a Doris Diana Barton

Tommy R. Barton
Tommy R. Barton

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

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 Doris Diana Morton, n/k/a Doris Diana Barton and husband, Tommy R. Barton

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 Nashville, Tennessee, this 26th day of February 19 99.

Commission expires 9/28/2002

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 as such _____.

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

My commission expires _____

_____
Notary Public

NOTARY PUBLIC AT LARGE
ALAN L. SATURN
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 28, 2002

2411 03/02 0101 03CHECK 251.13

05555229

RELEASE & REFERENCE

99 MAR -2 PM 3:32

REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11363 PG. 574

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

055229
IDENTIF. # REFERENCE

99 MAR -2 PM 3:32

REGISTER
DAVIDSON COUNTY, TN.

CAMT	64900.00
CON TX	240.13
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	251.13
CHECK	251.13

03/02/99 01 15:30 0001 2411

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1431597