BOX 2

ROBIN S. WEAKLEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN.

My Commission Expires March 18, 2003

BOOK 11596 PAGE 277

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 111,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF July 19 99

Notary Public

MY COMMISSION EXPIRES: 3/18/2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANDRES RODRIGUEZ	FIRST UNION NATIONAL BANK	MAP 149-06
(NAME)	(NAME)	
2813 JOHNSON PASS DRIVE	5711 CHARLOTTE AVENUE	PARCEL 131.00
(ADDRESS)	(ADDRESS)	
ANTIOCH, TN 37013	NASHVILLE, TN 37209	
(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, TIMOTHY C. MCCORD AND WIFE, MARGARET J. MCCORD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDRES RODRIGUEZ AND WIFE, VERONICA RODRIGUEZ

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. 31 on the Final Plat of Oakwood Subdivision, Phase Six, Section One as of record in Book 7900, Page 419, and corrected in Book 8705, Page 870, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Timothy C. McCord and Margaret J. McCord, husband and wife, as joint tenants by deed from Kevin Frederick Haas and wife, Bethany Marie Haas of record in Book 10404, Page 350, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1999 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; All matters appearing on the plan of Oakwood Subdivision, of record in Plat Book 7900, page 419; Surveyor's Instrument of correction in Book 8705, Page 870; Declaration of Covenants, Conditions, and Restrictions for Oakwood Subdivision including but not limited to easements, assignments, special assessments, charges and liens, contained in an instrument of record in Book 7981, Page 478; and amended in Book 8038, Page 838; corrected in Book 8313, Page 17; Book 9237, Page 1; second amendment of record in Book 9781, Page 987 and Book 10650, Page 785; Dedication of common areas to The Oakwood Homeowners Association of record in Book 10658, Page 591; Deed of Conveyance by The Metropolitan Government of Nashville and Davidson County, Department of Water and Sewerage Services of record in Book 9190, Page 440 and Book 9190, Page 444, all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2813 JOHNSON PASS DRIVE, ANTIOCH, TN 37013
(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 29th day of July, 19 99

TIMOTHY C. MCCORD

MARGARET J. MCCORD

010103 0320CHECK 423.92

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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 TIMOTHY C. MCCORD AND WIFE, MARGARET J. MCCORD

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 Brentwood Tennessee, this 29th day of July 19 99

Commission expires 9/6/2000

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

WARRANTY DEED

FROM

TIMOTHY C. MCCORD AND WIFE,
MARGARET J. MCCORD

TO

ANDRES RODRIGUEZ AND WIFE,
VERONICA RODRIGUEZ

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

99 JUL 30 PM 2:09
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

06180087

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0618087
IDENTIF. ↑ REFERENCE

99 JUL 30 PM 2:09

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

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CAMT	111600.00
CON TX	412.92
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	423.92
CHECK	423.92

07/30/99 01 14:15 0001 9429

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497669