Instr:200005020043731 Page: 1 OF 2
REC'D FOR REC 05/02/2000 10:40:07AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $203.50

WARRANTY DEED

STEVEN G. WATERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April, 00

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Affordable Housing Resources (NAME)	Same as new owner (NAME)	43-16-1
1011 Cheary Ave (ADDRESS)	(ADDRESS)	11D 52620
Nashville TN 37203 (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, Kenneth J. Clostio and wife, Gloria Clostio

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Affordable Housing Resources, Inc.

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 part of Lot 10 on the subdivision of Parts of Tracts No. 6, 7 and 8 of the Anderson Estates, a plan of which is of record in Book 1835, page 121, Register's Office for Davidson County, Tennessee.

SAID Lot No. 10 fronts 100 feet on the westerly side of Rio Vista Drive and runs back between parallel lines 400 feet to a dead line, excluding, however, the following described property condemned by the State of Tennessee, as of record in Book 4151, page 593, Register's Office for said County. BEGINNING at a point in G. W. Harger's southwesterly corner, said point being also on a common boundary line with the northwesterly corner of J.W. Anderson's property; thence running North 2 degrees 00 minutes East, 27 feet, more or less along Harger's westerly boundary line to a point; thence running southeasterly 150 feet, more or less, to a point on Harger's southerly boundary line; thence running westerly 148 feet, more or less along Harger's southerly boundary line back to the point of beginning, containing 2,200 square feet, more or less.

Being the same property conveyed to Kenneth J. Clostio and wife, Gloria Clostio by deed from Harold S. P. Binkley and wife, Janice M. Binkley of record in Book 9194, page 619, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 2083, page 41, said Register's Office.

unimproved ( )
This is improved (X) property, known as 121 Rio Vista Drive, Madison, TN 37115
(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 April, 00

Kenneth J. Clostio

Kenneth J. Clostio

Gloria Clostio

Gloria Clostio

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 Kenneth J. Clostio and wife, Gayla Clostio

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 Goodlettsville, Tennessee, this 27th day of April, 00.

Commission expires _____

Notary Public

STEVEN G. WATERS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 23, 2000

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 _____, _____.

My commission expires _____

_____
Notary Public