WARRANTY DEED

KEVIN D. MONTGOMERY NOTARY Exp 10/25/2003 PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 101,500.00

Angela L Rodriguez
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF June, 2000

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

Instr:200006300065054 Page: 1 OF 2
REC'D FOR REC 06/30/2000 9:44:29AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $375.55

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Angela L. Rodriquez (NAME)	Fifth Third Mortgage Company (NAME)	MAP 91-07
5112 Michigan Avenue (ADDRESS)	250 W. Main Street (ADDRESS)	PARCEL 286
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	Lexington, KY 40507 (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, Randy James Leroy and wife, Nelljean Dendy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Angela L. Rodriquez and husband, Pedro Rodriquez

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 Lots No. 1021 and 1023 of Block 169, Plan No. 1, West Nashville, of record in Book 57, pages 74 and 75, Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Randy James Leroy and wife, Nelljean Dendy by deed from David Norton and wife, Mary Jane Pierce Norton, of record in Book 9194, page 251, said Register's Office.

This conveyance is subject to (a) 2000 real property taxes which have been prorated and assumed by the grantee(s); and (b) all matters appearing on the plan of record in Book 57, pages 74 and 75, said Register's Office.

unimproved ( )
This is improved (X) property, known as 5112 Michigan Avenue, Nashville, Tennessee 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 our hand s this 29th day of June, 2000

X _____
Randy James Leroy

X _____
Nelljean Dendy

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 Randy James Leroy and wife, Nelljean Dendy

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 29th day of June, 2000.

Commission expires

Notary Public

KEVIN D. MONTGOMERY NOTARY Exp. 10/25/2003 PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

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