# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/06/00 14:37 2pgs
Fees:11.00 Taxes:458.43

20000906-0088181

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 123,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 1st DAY OF September 2000

Notary Public

MY COMMISSION EXPIRES: February 27, 2001
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

Leon Sharber, Attorney, 1161 Murfreesboro Road, Ste. 505, Nashville, Tennessee 37217

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Antonio R. Burelo (NAME) | Right Mortgage Company (NAME) | 133-11 |
| 3851 Valley Ridge Road (ADDRESS) | 106B West Hill Drive (ADDRESS) | |
| Nashville, Tennessee 37211 (CITY) (STATE) (ZIP) | Lebanon, TN 37087 (CITY) (STATE) (ZIP) | 98.00 |

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, James W. Butler and Benjamin Steve Hix and Patricia Dawn Mays

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Antonio R. Burelo and Saul Graniel and Mariza Beiruty

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. 78 on the Plan of Valley View Meadows, Section 2, of record in Book 3600, Page 60, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description.

For source of title reference is made to Book 4811, Page 527, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ben L. Hix et ux, Patricia R. Hix, both now deceased. Ben L. Hix died in 1980, intestate, Patricia R. Hix died September 30, 1999, intestate, leaving heirs at law, son Benjamin S. Hix, daughter, Patricia Dawn Mays, and surviving spouse, James W. Butler, all of whom have joined in this conveyance.

Subject to restrictions filed of record in Book 3770, Page 214, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( X) property, known as 3851 Valley Ridge Road, Nashville, Tennessee 37211
(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 1st day of September 2000

James W. Butler

Patricia Dawn Mays

Benjamin Steve Hix

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 James W. Butler and Benjamin Steve Hix and Patricia Dawn Mays

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 1st day of September, 2000.

Commission expires February 27, 2001

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 _____, _____.

My commission expires _____

_____

Notary Public