FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 132,000.00

Rufino Marquez
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF November 20 00

Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 11/29/00 14:04 2pgs
Fees:11.00 Taxes:488.40

20001129-0117162

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rufino Marquez (NAME)	Associates Home Equity Services (NAME)	MAP 87 1-A
3013 Glenboro Dr. (ADDRESS)	8333 Ridgepoint Drive (ADDRESS)	PARCEL 95 CO
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Irving, TX 75083 (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, Nathan T. Marler and wife, Dyanna Marler

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rufino Marquez and Janice Beckett and Jose Marquez, all unmarried

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. 137, on the Plan of Section Two, Chesney Glen, of record in Plat Book 9700, Page 434, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Nathan T. Marler and wife, Dyanna Marler by deed from Beazer Homes Corp. DBA Phillips Builders, a Tennessee Corporation, of record in Book 11397, Page 618, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 10278, Page 279; Book 10528, Page 73; Book 10449, Page 215; Book 10449, Page 217; Book 10640, Page 944, said Register's Office.

This conveyance is made subject to: (1) 2000 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Plat Book 9700, Page 434, said Register's Office.

Power of Attorney being recorded simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 3013 Glenboro Dr., Hermitage, TN 37076
(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 28th day of November, 20 00

Nathan T. Marler by Dyanna Marler Attorney in Fact
Nathan T. Marler

Dyanna Marler
Dyanna Marler

FILE BOX 43

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 20_____ .

Commission expires _____

_____
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(or proved to me on the basis of satisfactory evidence) 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 _____ 20_____ .

My commission expires _____

_____
Notary Public

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, Dyanna Marler, 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 on behalf of Nathan T. Marler as his Attorney in Fact as the free act and deed of the within named Nathan T. Marler.
Witness my hand and official seal at Nashville, Tennessee the 28th day of November, 2000.

My Commission Expires: 3/24/01

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 Dyanna Marler, 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 28th day of November, 2000.

My Commission Expires: 3/24/01

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.