OLD REPUBLIC
National Title Insurance Company

ORT#: SV_____

STATE OF TENNESSEE }
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $305,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 30th DAY OF NOVEMBER 2000.

NOTARY PUBLIC

My Commission expires: 2-3-2004

(615) 385-2804 THIS INSTRUMENT PREPARED BY TN Sup Ct #003143

Marbut Glenn Gaston, Jr.,Lawyer,2211 Crestmoor Rd.,Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Benny Carreon and wife (NAME)	New Owner (NAME)	131-14-62
4729 Benton Smith Rd. (ADDRESS)	(ADDRESS)	16DA-30853
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 305,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

James R. Robers and wife, Donna M. Robers

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Benny Carreon and wife, Katherine T. Carreon

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, and being **Lot No. 336** on the plan of **Seven Hills, Sec 8,** as of record at **Plat Book 3300, page 14,** as corrected/revised by Surveyor's Certificate of record at Book 3370, page 532, both in the Register's Office for said County and both to with reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to the grantor herein by deed as of record at Instrument Number **Book 5078, page 174**, in said Register's Office, and the above description is the same as appears therein.

This conveyance is subject to current year's property taxes which have been prorated this date and the grantee assumes in full (if this proration is based on prior year's taxes or the best-information available as of this date, grantor expressly agrees to reimburse grantee for any difference in the prorated amount within 30-days of written notice of the same from grantee), and to restrictive covenants, plat limitations, easements, and/or other matters, as hereinafter stated, to wit:

Restrictive Covenants of record at Book 3277, page 609, Sewer Easement of record at Book 4267, page 67, and the limitations shown on said plan at Plat Book 3300, page 14 as revised at Book 3370, page 532, all said Register's Office.

Davidson County DEEDWARR
Recvd: 12/01/00 15:41 2pgs
Fees:11.00 Taxes:1128.50
20001201-0118281

~~unimproved~~ ( )
This is improved XX property, known as 4729 Benton Smith Rd., Nashville, TN 37215
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 30th day of NOVEMBER, 2000.

James R. Robers

Donna M. Robers

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of **DAVIDSON** }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named James R. Robers and wife Donna M. Robers, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 30th day of NOVEMBER, 2000

My Commission expires:
10-25-2003

Notary Public

GLEN GARBUTT NOTARY PUBLIC STATE AT LARGE STATE OF TENNESSEE

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, ____.

My Commission expires:

_____

Notary Public