40A

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #00-1491

Davidson County DEEDWARR
Recvd: 12/01/00 16:16 2pgs
Fees:11.00 Taxes:366.30
20001201-0118338

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Raul Del Valle, and spouse Marline I. Del Valle**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Julio C. Dubon, and spouse Maria Dubon, and Romulo Turcios Dubon**, as joint tenants with right of survivorship, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, Being Lot No. 175 on the plan of Section 4, Sequoia Valley, of record in Plat Book 5200, page 15, Register's Office for Davidson County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Raul Del Valle and Marline I. Del Valle by deed of record in Book 11268, Page 866, Registers office for said County.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1201 and 1203 Sioux Terrace, Madison TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 30th day of November, 2000

Raul Del Valle

Marline I. Del Valle

State of Tennessee)
County of Davidson)

On this 30th day of November, 2000, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Raul Del Valle and Marline I. Del Valle, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires

My Commission Expires: 3/23/02

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 99,000.00.

Affiant

Sworn and subscribed before me on this the 30th day of November, 2000.

Notary Public

My Commission Expires: 1/27/01

NEW OWNER:
Julio C. Dubon et al
1201 & 1203 Sioux Terrace
Madison, TN 37115

RESPONSIBLE FOR TAX PAYMENT:
Right MortgageCompany

TAX MAP-PARCEL #:
52-8-83