STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $53,700.00.

Subscribed and sworn to before me, this 20TH day of DECEMBER, 2000.

Davidson County DEEDWARR
Recvd: 12/22/00 14:11 2pgs
Fees:11.00 Taxes:198.69

20001222-0125789

My Commission Expires: 1-25-03

Affiant

Notary Public

My Commission Expires

WARRANTY DEED

N09474

THIS INSTRUMENT WAS PREPARED BY
FIRST NATIONAL FINANCIAL TITLE SERVICES, INC.
15 CENTURY BOULEVARD
SUITE 101
NASHVILLE, TN 37214

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
GEORGINA HILL 305 NORWAY COURT NASHVILLE, TN 37211 MAP & PARCEL NO. 133-07-0/299.00	ADVANTAGE INVESTORS MORTGAGE CORPORATION 4405 BELTWOOD PARKWAY NORTH DALLAS, TX 75244-3246

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

CARL W. FERGUSON, UNMARRIED,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

GEORGINA HILL, UNMARRIED,

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 8A, on the Plan of Zone Lot Division Lot 8, Valley View Terrace, as of record in Book 6250, Page 67, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Carl W. Ferguson, unmarried, by Deed from Jack Kemp, Secretary of Housing and Urban Development of Washington, D.C., dated February 26, 1991, recorded March 1, 1991, in Book 8301, Page 443, Register's Office, Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 305 NORWAY COURT, NASHVILLE, TN 37211.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 MY HAND THIS 20TH DAY OF DECEMBER, 2000.

Carl W Ferguson

CARL W. FERGUSON

STATE OF TENNESSEE
COUNTY OF DAVISON

On this 20TH day of DECEMBER, 2000, before me personally appeared CARL W. FERGUSON, UNMARRIED, to me known to be the person described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be HIS free act and deed.

Witness my hand and official seal.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires:
1-25-03

Notary Public

My Commission Expires

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WARRANTY DEED

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