This instrument prepared by:
Kay B. Housch, Esq., BPR #010995
Beaty & Housch, P.C.
214 Second Ave. North, Suite Two
Nashville, TN 37201

FILE NO: 200584

Davidson County DEEDWARR
Recvd: 01/16/01 08:09 3pgs
Fees:15.00 Taxes:436.60
20010116-0004209

WARRANTY DEED

Address New Owners as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) **Vernita L. Benton**	(NAME) Long Beach Mortgage Company	Map 162-3
(STREET ADDRESS) **5041 McLendon**	(STREET ADDRESS) 1 East Broward Blvd., Suite 1430	Parcel 87
(CITY) (STATE) (ZIP) **Antioch Tennessee 37013**	(CITY) (STATE) (ZIP) Ft. Lauderdale FL 33301	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee, and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **JUDITH BROWN HOPKINS,** has this day bargained and sold, and do hereby transfer and convey unto the said **VERNITA L. BENTON,** the Grantee herein, her successors, heirs and assigns, all of her interest in certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot Number 13 on the Plan of Colewood Hills Subdivision, Section 1, of record in Book 4300, page 130, Register's Office, Davidson County, Tennessee; amended by Surveyor's Certificate of Correction of record in Book 4634, page 984, said Register's Office.

Being the same property conveyed to Judith Brown Hopkins by deeds of record in Book 5347, page 669, and in Book 4730, page 343, Register's Office, Davidson County, Tennessee. The said Judith Brown Hopkins is also known as Judy D. Hopkins.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is **$118,000.00.**

Subscribed and sworn to before me this the 9 th day of January, 2001.

Affiant

My commission expires: 12-29-03

(Affix Seal)

Notary Public

This is improved property known as 5041 McLendon, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, her successors, heirs and assigns, forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her successors, heirs and assigns, against the lawful claims of all persons claiming by, through or under the Grantor herein, but no further or otherwise.

Whenever 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 this 9 th day of January, 2001.

Judith Brown Hopkins aka. Judy D. Hopkins

Judith Brown Hopkins

Return to: B-1861

WILSON & WEISS TITLE ASSOCIATES, INC.
7100 EXECUTIVE CENTER DRIVE
SUITE 120
BRENTWOOD, TN 37027

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said County and State, **JUDITH BROWN HOPKINS*** the within named bargainors 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.

* AKA Judy D. Hopkins

Witness my hand and official seal at Nashville, Tennessee, this 9 th day of January, 2001.

Notary Public

My commission expires: 4/29/2002

NOTARY PUBLIC DAVIDSON COUNTY, TN

Encumbrances:

1. Taxes. Map 162-3, Parcel 87
2001 and subsequent years real property taxes are a lien, but not yet due and payable.
2. Subject to all matters shown on Plat of record in Book 4300, page 130, Register's Office, Davidson County, Tennessee.
3. Subject to Restrictive Covenants shown of record in Book 4548, page 912, Register's Office, Davidson County, Tennessee.

WARRANTY DEED

FROM

Judy Brown Hopkins

TO

Vernita L. Benton

RETURN TO:

Wilson & Weiss Title Associate
7100 Executive Center Dr. #150
Brentwood, TN 37027