This Instrument Prepared By:
Broker's Escrow Services, Inc.
211 Donelson Pike, Suite 2, P. O. Box 140255
Nashville, Tennessee 37214

Dav. Co. File Box 14-A
jtc file no. 14105-1

ADDRESS NEW OWNER:
Miguel Tinajero Gonzalez
4905 Shihmen Drive
Antioch, Tennessee 37013

MORTGAGEE:
Right Mortgage Company
106 - B West Hill Drive
Lebanon, TN 37087

SEND TAX BILL TO:
Mortgagee
RBMG, Inc.
P. O. Box 100155
Columbia, SC 29202-3155

MAP	**162**
GROUP	**04**
PARCEL	**41.00**

Davidson County DEEDWARR
Recvd: 04/30/01 09:59 2pgs
Fees:11.00 Taxes:351.50
20010430-0043006

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Steven G. Laviola** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **Miguel Tinajero Gonzalez,** married **and Avelina Gonzalez**, unmarried hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 136, on the Plan of Antioch Park, Section 4, of record in Plat Book 4300, Page 119, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Steven G. Laviola by deed from Secretary of Housing and Urban Development dated January 5, 2001, of record in Instrument #20010110-0003223, Register's Office for Davidson County, Tennessee.

This is improved property known as 4905 Shihmen Drive, Antioch, Tennessee 37013.

Taxes for the current year have been settled between the parties. This conveyance is also made subject to the following matters:

1. Taxes resulting from supplemental, revised or corrected assessments under T.C.A., section 67-5-603, et seq.
2. Subject to all covenants, subdivision restrictions, easement and other matters of record in Plat Book 4300, Page 119, Register's Office for Davidson County, Tennessee.
3. Subject to Plan of record in Plat Book 4300, Page 119, Register's Office for Davidson County, Tennessee.
4. Subject to Restrictions of record in Book 4533, Page 967, Register's Office for Davidson County, Tennessee.
5. Subject to all Homeowner Association dues and/or fees, if any, of record in Register's Office for Davidson County, Tennessee.

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,

GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and,

GRANTOR, does further covenant and bind himself, his 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.

WITNESS our hands this the 25th day of April, 2001.

Steven G. Laviola

Sharon R. Laviola

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Steven G. Laviola**, and **Sharon R. Laviola** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at office this 25th day of April, 2001.

NOTARY PUBLIC

REBECCA R. WAYNICK NOTARY PUBLIC AT LARGE WILSON CO., TENN.

My Commission Expires
September 13, 2003

My Commission Expires:

STATE OF Tennessee)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $95,000.00.

AFFIANT

Subscribed and sworn to before me on this 25th day of April, 2001.

NOTARY PUBLIC

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN.

My Commission Expires: 5/27/01