PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (st) Title No: 42599
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 06/01/01 16:35 2pgs
Fees:11.00 Taxes:608.65
20010601-0057318

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ricardo J. Rodriguez Gina Torres 208 Ashlawn Court Nashville, TN 37215	CTX Mortgage Company 801 94th Avenue North St. Petersburg, FL 33702

TAX MAP-PARCEL NUMBERS: 131-06-G-208

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 164,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Richard T. Barksdale, Jr., unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ricardo J. Rodriguez and spouse, Gina Torres,** 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:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 208 of Burton Hills Village of Ashlawn, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 6250, Page 978, and amended in Book 6900, Page 304, and as further set forth as Exhibit "B" to the Master Deed of record in Book 7076, Page 696, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Richard T. Barksdale, Jr., unmarried by deed from Loraine C. Todd and Kathy A. Todd, both unmarried, of record in Book 11293, Page 639, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6250, Page 978, and amended in Book 6900, Page 304, and as further set forth as Exhibit "B" to the Master Deed of record in Book 7076, Page 696, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 6326, Page 588, Book 7076, Page 696, Book 7308, Page 859, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters

This is improved property, known as: 208 Ashlawn Court, Nashville, TN 37215

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 COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a 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.

WITNESS THE EXECUTION HEREOF this 30th day of May, 2001.

Richard T. Barksdale, Jr.

State of Tennessee
County of Davidson

On this 30th day of May, 2001, before me the undersigned authority, personally appeared **Richard T. Barksdale, Jr.**, 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.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 7/26/2003

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual ~~consideration~~ or value, whichever is greater, for this transfer is: $ 164,500.00

Affiant

Sworn and subscribed before me on the 30th day of May, 2001.

Notary Public

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 7/26/2003