RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP40507 FILE BOX "7"

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/09/02 11:59 2pgs
Fees:13.00 Taxes:614.20

20020109-0003400

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $166,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of December, 2001

Notary Public

MY COMMISSION EXPIRES: NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Matthew T. Underwood	Wells Fargo Home Mortgage, Inc	
7664 Charlotte Pike	800 LaSalle Ave., Ste. 1000	114-69
Nashville, TN, 37209	Minneapolis, MN 55402-0000	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Macario LaCap and wife, Remedios LaCap

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Matthew T. Underwood and Laura A. Underwood

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Tract No. II

Being land in the 8th Civil District of Davidson County, Tennessee, and designed as Tract No. 2 of a survey made by John M. Sullivan, Surveyor, on September 30, 1999, and described as follows: said Tract No. 2 begins at a point in the center of U.S. Highway 70 North, also known as Charlotte Pike, said point being 132 feet west of the northwest corner of the property conveyed to Leo Patterson et ux by deed of record in Book 1274, page 273, Register's Office for said County; thence in a westerly direction along the center line of said Highway 70 North 134 feet to a point; thence north 4 deg. 48' east 479.8 feet to a point; thence south 84 deg. 30' east 127.2 feet to a point; thence south 436.5 feet to the point of beginning.

BEING the same property conveyed to Macario Lacap et ux Remedios by deed from Harold F. Lawson et ux Dorothy E. of record in Book 9645, Page 748, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 7664 Charlotte Pike, Nashville, TN 37209

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 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/our hand(s) this 27th day of December, 2001

Macario LaCap

Remedios LaCap

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named Macario LaCap and wife, Remedios LaCap, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this

Notary Public

My Commission Expires: 5/22/02

