Box:13
File # 3290

Davidson County DEEDWARR
Recvd: 06/11/02 13:59 2pgs
Fees:13.00 Taxes:308.95

20020611-0071020

This Instrument Prepared By:
Heritage Title & Escrow Co., Inc.
123 Fifth Avenue North
Franklin, TN 37064

Map & Parcel 133-07-0 072.00

Send Tax Statements To:
CTx Mortgage Co. LLC
2828 North Harwood
Dallas Tx 75201-1516

Name/Address New Owner:
Jose William Rodriguez
3710 Norma Dr
Nashville Tn 37211

Name of Mortgagee:
CTx Mortgage Company, LLC
2828 North Harwood
Dallas Tx 75201-1516

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, MARIJO COOPER BOND, formerly MARIJO COOPER, have bargained and sold and by these presents do transfer and convey unto JOSE William ~~RODRIGUZ~~ Rodriguez, JWR * his heirs and assigns forever, the following described property, to wit:

* unmarried

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Norma Heights, as shown on plat of record in Plat Book 1835, page 36, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Marijo Cooper Bond formerly Marijo Cooper by Warranty Deed from Ronald N. Hamby and wife, Cynthia M. Hamby of record in Book 9382, page 340, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantee, her heirs and assigns forever.

AND I DO COVENANT with the said Grantee, his heirs and assigns, that I am lawfully seized and possessed of said property, that I have a good and lawful right to sell and convey same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

1. 2002 Williamson County property taxes are a lien but not yet due and payable. These taxes have been prorated between the parties as of date of this instrument, with Grantee assuming responsibility for payment of the same.

2. All matters as shown on the Plan of Norma Heights of record in Plat Book 1835, page 36, Register's Office of Davidson County, Tennessee.

AND I DO FURTHER COVENANT and bind myself, my heirs and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsover.

CHARLES ALLEN BOND, husband of MARIJO COOPER BOND, joins in the execution of this instrument to convey all right, title and interest he may have in the subject property by virtue of his marriage to MARIJO COOPER BOND.

IN TESTIMONY WHEREOF, we have hereunto set our signatures, this the 3rd day of June, 2002.

Marijo Cooper Bond
MARIJO COOPER BOND

Charles Allen Bond
CHARLES ALLEN BOND

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARIJO COOPER BOND and CHARLES ALLEN BOND, 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 instrument for the purposes therein contained.

WITNESS my hand and seal, at office, on this 3rd day of June, 2002.

My Commission Expires:
1-19-05

Notary Public

DONNA L. SAVAGE NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I certify that the actual consideration or value, whichever is greater, for this transfer is the sum of $83,500.00.

Heidi Jo Clayton
Affiant

Sworn to and subscribed before me on this the 3rd day of June, 2002.

My Commission Expires:
5/28/06

Beth Triplett
Notary Public

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2006