Bk 24

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $131,000.00

Subscribed and sworn to before me, this day of August 16, 2002

Affiant

Notary Public

CATHERINE C. BIRMINGHAM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Commission Expires: Notary Expiration

My Commission Expires JULY 30, 2005

Warranty Deed

Prepared by

First National Financial
Title Services, Inc.
15 Century Boulevard, Suite 101
Nashville TN 37214

File No. N11102

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Eduardo Frias **805 Dresden Court** **Antioch, TN 37013** MAP & PARCEL NO. **150-07-0/478.00**	**Eduardo Frias** **805 Dresden Court** **Antioch, TN 37013**

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,

Jamie Raybon and wife, Molisa A. Raybon,

Hereinafter called Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto

Eduardo Frias

Hereinafter called grantee(s), their heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in **Davidson** County, State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 347 on the Plan of The Country Section 8 of record in Plat Book 6250, Page 916, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed unto Jamie Raybon and wife, Molisa A. Raybon, by Warranty Deed from Harry K. Bonfield and wife, Euline H. Bonfield, dated August 15, 1996, recorded August 15, 1996, in Book 10158, Page 912, of the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: **805 Dresden Court, Antioch, TN 37013**.

To have and to hold the said tract or parcel of land, with the appurtenance, 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 hand this .

Jamie Raybon

Jamie Raybon, Grantor

Molisa A. Raybon

Molisa A. Raybon, Grantor

Davidson County DEEDWARR
Recvd: 08/26/02 09:33 2pgs
Fees:13.00 Taxes:484.70

20020826-0102624

State of ~~Tennessee~~ Texas
County of ~~Davidson~~ Dallas

On this 8/16/02 day of , , before me personally appeared **Jamie Raybon and Molisa A. Raybon**, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal.

My Commission Expires: Notary Expiration 3/22/06

Notary Public

GUSTAVO E. MCCOY
NOTARY PUBLIC
STATE OF TEXAS
My Comm. Exp. 03-22-06

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared , with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the of , the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the day of , 2000.

My Commission Expires:

Notary Public

Warranty Deed

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