Bk4 34

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075
File No. 05-0208-60503

Record & Return To:

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $ 113,500.00.

Affiant

Subscribed and sworn to before me, this 28th day of August, 2002.

Notary Public
My commission expires: 1-18-05

LEON SHARPE NOTARY PUBLIC HERFORD COUNTY, TENNESSEE

Address of New Owner:	Send Tax Bills to:	Tax Information
Oscar Membreno 3424 Bruner Court Nashville, TN 37211	Right Mortgage Company 106-B West Hill Drive Lebanon, TN 37087	134-09-0-138.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Michael D. Tharpe and wife, Marion L. Tharpe, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Oscar Membreno, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 117 on the Plan of Woodland Hills, of record in Plat Book 7900, Page 408, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Michael D. Tharpe and wife, Marion L. Tharpe by deed from Fox Ridge Homes, Inc. of record in Book 8000, Page 553, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3424 Bruner Court, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 28th day of August, 2002.

Michael D. Tharpe

Marion L. Tharpe

Davidson County DEEDWARR
Recvd: 09/18/02 13:40 2pgs
Fees:13.00 Taxes:419.95

20020918-0113924

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Michael D. Tharpe and Marion L. Tharpe, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Nashville, Tennessee, this 28th day of August, 2002.

Notary Public: Angela A. Ramsey

My Commission expires: 05/28/2006

