WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September, 2002

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

BARBARA BLACK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires NOV 06 2005

THIS INSTRUMENT WAS PREPARED BY

American Title Company, Inc., 1[illegible] Cranley Dr., Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Arnold	New Century Mortgage Corporation	MAP 94-1
(NAME)	(NAME)	
1603 Long Avenue	5340 W. Kennedy Blvd., Ste. 215	PARCEL423
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Tampa, FL 33609-2410	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, Michael G. Morrow, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Arnold and wife, Rosario Arnold

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:

Property located at: 1603 Long Ave, Davidson County, Nashville, TN 37206, AND:

Being the east 1/2 of Lot No. 189 on the Map of Edgefield Land Company First Subdivision as of record in Book 57, page 130, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 189 fronts 40.0 feet on the north side of Long Avenue and runs back between parallel lines 150.0 feet to an alley.

Being the same property conveyed to Michael G. Morrow, on June 26, 1995, by deed from Sherry L. Waggoner and Lawanda Lee Waggoner White, and Charles Freeman Waggoner, sole heirs at law of Charles W. Waggoner, Jr., filed for record on June 29, 1995, in Book 9715, page 754, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: (1) any and all restrictions and easements; (2) zoning regulations; (3) taxes that have been assumed by the Grantee herein.

Davidson County DEEDWARR
Recvd: 09/20/02 11:02 2pgs
Fees:13.00 Taxes:319.13

20020920-0114836

unimproved ( )
This is improved (X) property, known as 1603 Long Avenue, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand this 16th day of September, 2002

Michael G. Morrow

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael G. Morrow

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 16th day of September, 2002.

Commission expires

Barbara Black
Notary Public

BARBARA BLACK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such.

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

My commission expires

Notary Public