Davidson County DEEDWARR
Recvd: 10/10/02 10:57 2pgs
Fees:13.00 Taxes:666.00

20021010-0124184

RECORD AND RETURN TO:
Ewing & Ewing, P.C.
3601 S. Pennsylvania Street
Englewood, CO 80110

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $180,000.00.

Affiant

Subscribed and sworn to before me this 30th day of September, 2002.

Notary Public

MY COMMISSION EXPIRES: 9-25-03

NOTARY PUBLIC STATE OF COLORADO

THIS INSTRUMENT WAS PREPARED BY

Ewing & Ewing PC, 3601 S. Pennsylvania St., Englewood, CO 80110

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
June McHugh 25 Ash Street Denver, CO 80220	same	map 103-4-0 parcel 133.00

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

June McHugh 1992 Trust, R. Craig Ewing, Trustee

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

June McHugh

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:

Land in Davidson County, Tennessee, being Lot No. 3 on the map showing resubdivision of lots numbered 110 to 113 inclusive in West End Annex, and a strip of ground between the south line of Wyoming Avenue and said lot as of record in Book 421, Page 79, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to June McHugh 1992 Trust, by document of record and instrument number 20001127 0115948.

This improved property known as 4205 Wyoming Avenue, 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 our hand this 30th **day of** September, **2002.**

R. Craig Ewing, Trustee

June McHugh 1992 Trust, R. Craig Ewing, Esq., Trustee

STATE OF COLORADO
COUNTY OF ARAPAHOE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. Craig Ewing, Esq., Trustee **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 official seal at Englewood, Colorado this 30th **day of** Sept., **2002.**

Commission Expires: 9-25-08

Notary Public

STATE OF COLO