Realty Title 06
48A

Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $86,500.00

Nancy D. Middlebrooks
Affiant

Subscribed and sworn to before me this 29th day of November, 2002.

Notary Public
My commission expires: 03/28/04

Davidson County DEEDWARR
Recvd: 12/10/02 08:49 2pgs
Fees:13.00 Taxes:320.05
20021210-0151860

KATHLEEN A. KELLOGG
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
Commission

WILSON

Address of New Owner:	Send Tax Bills to:	Tax Information
Nancy D. Middlebrooks	Ameriquest Mortgage Company P.O. Box 57064	082-03-0-275.
1115 Meridian St. Nashville TN 37207	Irvine, CA 92619	

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, Jay R. Wilfong, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Nancy D. Middlebrooks, 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. 8 on the plan of Crutcher Brother Plan, of record in Plat Book 161, page 158, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.
>
> Being the same property conveyed to Jay R. Wilfong by deed from Equivantage, Inc., of record in Book 11522, Page 847, said Register's Office. Being further conveyed to Jay R. Wilfong by Quitclaim Deed from Cynthia Wilfong of record in Instrument Number 200007130069560, said Register's Office.
>
> 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 1115 Meridian St., Nashville, TN 37207

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 29th day of November, 2002.

Jay R. Wilfong

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jay R. Wilfong, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 29th day of November, 2002.

Notary Public

My Commission expires 03/28/04

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
Commission expires March 28