This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&L#6466

ADDRESS NEW OWNER:
Netarshia Laing
3405 Anderson Road Unit 201
Antioch, Tennessee 37013

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Decision One Mortgage Co, LLC
6060 A. Jones Dr, STE 1000
Charlotte, NC 28287

Davidson County DEEDWARR
Recvd: 12/17/02 14:31 2pgs
Fees:13.00 Taxes:432.15



20021217-0155570

MAP 136
GROUP 15-A
PARCEL 48.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Jimmy H. Jenkins and wife, Virginia A. Jenkins** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do transfer and convey unto **Netarshia Laing**, hereinafter called the GRANTEE, his heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County,Tennessee, being Lot No. 48, Unit 201 on the Plan of First Revision to Phase 2, Final Plat of Watercrest Townhouse, as shown on plat of record in plat Book 11190, Page 81, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Jimmy H. Jenkins and wife, Virginia A. Jenkins by deed from Pulte Homes Tennessee Limited Partnership dated September 26, 2000, of record in Instrument No. 2000926-0095447, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of one or more of the Grantors by virtue of a written Power of Attorney of record in Trust Deed Book T, page _____, Register's Office for Davidson County, Tennessee. *20021217-0155569

This is improved property known as 3405 Anderson Road Unit 201, Antioch, Tennessee 37013. Possession is to be given on November 26, 2002.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and,

GRANTORS do covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrant that the same is unencumbered unless otherwise herein set out; and,

GRANTORS, do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this the 26th day of November, 2002.

Jimmy H. Jenkins, by Virginia A. Jenkins, as attorney-in-fact

Virginia A. Jenkins

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Virginia A. Jenkins**, known to me to be the person whose name is subscribed **as attorney-in-fact for, Jimmy H. Jenkins**, and who, acting individually, and as such attorney-in-fact, acknowledged that executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 26th day of November, 2002.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 02-09-03

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STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is **$116,800.00**.

AFFIANT

Subscribed and sworn to before me on this 26th day of November, 2002.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 02-09-03