BOX 34

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075
File No. 05-0305-60859

Record & Return To:

Davidson County DEEDWARR
Recvd: 07/01/03 09:04 2pgs
Fees:13.00 Taxes:336.70

20030701-0090413

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 91,000.00.

Affiant

Subscribed and sworn to before me, this 30th day of May, 2003.

Notary Public
My commission expires 7-18-06

NOTARY PUBLIC AT LARGE
LEON SHARBER
RUTHERFORD COUNTY, TENNESSEE

Address of New Owner:	Send Tax Bills to:	Tax Information
Oscar N. Bonilla 304 Wiley Street Madison, TN 37115	Pultee Mortgage, LLC 7475 South Joilet Street Englewood, CO 80112	043-09-0-366.00

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, Janice A. Atchley, an unmarried person, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Oscar N. Bonilla and Norma del Carmen Miranda, 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. 36 on the Plan of Overlook Estates Subdivision, of record in Plat Book 843, Page 105, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Janice A. Atchley, an unmarried person, by deed from June E. Atkinson, an unmarried person, of record in Book 10819, Page 349, 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 304 Wiley Street, Madison, Tennessee 37115.

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 30th day of May, 2003.

Janice A. Atchley 6-2-03

Janice A. Atchley

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Janice A. Atchley, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained

Witness my hand in Hendersonville, Tennessee, this 30th day of May, 2003.

Angela A. Ramsey

Notary Public: Angela A. Ramsey

My Commission expires: 05/28/2006

ANGELA A. RAMSEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006