Dav. Co. File Box 14-A
jtc file no. 16470-4

WARRANTY DEED

STEPHEN W. ARTHUR
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
Comm. Expires 05/30/07

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 240,000.00

Ray Hodges
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF August, 2003

Notary Public

MY COMMISSION EXPIRES: 5/30/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RAY HODGES	COUNTRYWIDE HOME LOANS, INC.	Map 116-3D
(NAME)	(NAME)	
126 B Woodmont Boulevard	P.O. Box 660694	Parcel 003.00CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Dallas, TX 75266-0694	
(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, A SCOTT POGUE AND A. ALISA BOONE, BOTH UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RAY HODGES, AN UNMARRIED MAN

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:

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. B of the 126 Woodmont Townhouses, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for 126 Woodmont Townhouses, Condominiums, of record in Book 5999, Page 8, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 5999, Page 39, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Doral Country Villa Condominiums, of record in Book 5800, Page 147, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to A. Scott Pogue and A. Alisa Boone by Deed from David L. Williams, unmarried, dated September 30, 1985, of record in Book 6671, Page 464, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Horizontal Property Regime as set out in the Master Deed 0f 126 Woodmont Townhouses, of record in Book 5999, Page 8, and By-Laws of record in Book 5999, page 39, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

CONTINUED

unimproved ( )
This is improved (X) property, known as 126 B Woodmont Boulevard, Nashville, TN 37205
(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 our hand s this 18th day of August, 2003

A. Scott Pogue
A. SCOTT POGUE

A. Alisa Boone
A. ALISA BOONE

BY: A. Scott Pogue (atty in fact)
A. SCOTT POGUE, ATTORNEY IN FACT

Davidson County DEEDWARR
Recvd: 08/20/03 10:05 2pgs
Fees:13.00 Taxes:888.00
20030820-0120534

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Commission expires _____

_____
Notary Public

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, a _____, 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 _____, 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

CONTINUATION OF LEGAL DESCRIPTION

THIS instrument is being executed in behalf of A. Alisa Boone pursuant to a Power of Attorney executed by same on the 14th day of August, 2003, of record in Instrument No 20030820-0120533, Register's Office for Davidison County, Tennessee.

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 A. SCOTT POGUE, 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 office at Nashville, Tennessee, this 18th day of August, 2003.

Notary Public

My Commission Expires: 5/30/07

STEPHEN W. ARTHUR NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
Comm. Expires 05/30/07

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 18th day of August, 2003, before me personally appeared A. SCOTT POGUE to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of A. ALISA BOONE and acknowledged that he executed the same as the free act and deed of said A. ALISA BOONE.

Witness my hand and official seal at Nashville, Tennessee.

Notary Public

My Commission Expires: 5/30/07

STEPHEN W. ARTHUR NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
Comm. Expires 05/30/07