Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $230,000.00

Sara Kinnaird
Affiant

Subscribed and sworn to before me, this 22nd day of August, 2003.

Notary Public
My commission expires: 9/4/05

Return to:
All Star Title Inc
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543

Address of New Owner:	Send Tax Bills to:	Tax Information
Jose W. Aguilar	Wells Fargo Home Mortgage	Map & Parcel
5813 Sterling Oaks Drive	4456 Corporation Lane Ste 100	172-05-0-B-099.00CO
Brentwood TN 37027	Virginia Beach, VA 23462	

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, Thomas C. Lackey and wife, Carolyn R. Lackey, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jose W. Aguilar , 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. 31 on the Plan of Sterling Oaks, Phase II, of record in Book 11190, Page 141, Register's Office for said County, to which reference is hereby made for a more particular description.

BEING the same property conveyed to Thomas C. Lackey and wife, Carolyn R. Lackey by deed dated 5/28/02 of record in Instrument No. 20020529-0065018, Register's Office for Davidson County, Tennessee.

SUBJECT TO any and all restrictions, conditions, easements, plat of record, and encumbrances of record in the Register's Office for Davidson County, Tennessee.

This property is improved property known as 5813 Sterling Oaks Drive, Brentwood, TN 37027

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 22nd day of August, 2003.

Thomas C. Lackey

Carolyn R. Lackey

Davidson County DEEDWARR
Recvd: 08/27/03 15:24 2pgs
Fees:13.00 Taxes:851.00

20030827-0124652

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand in Brentwood, TN, this 22nd day of August, 2003.

Notary Public

My Commission Expires: 9/11/05