WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/29/03 12:31 2pgs
Fees:13.00 Taxes:1088.47

20031029-0159247

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

MY COMMISSION EXPIRES: 07/30/2005

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 294,182.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF October 2003

Notary Public

MY COMMISSION EXPIRES: 7/30/05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul J. Ortiz (NAME)	Countrywide Home Loans, Inc. (NAME)	172-090-A 163.00
1001 Heathfield Circle (ADDRESS)	718 Thompson Lane, Suite 114 (ADDRESS)	CO
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Nashville, TN 37204 (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, The Jones Company of Tennessee, L.L.C.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul J. Ortiz and Toni Ketterman as joint tenants with right of survivorship

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:

Land in Davidson County, TN, BEING Lot No. 161 on the Plan of Banbury Crossing, Section 4, of record in Instrument No. 20000114-0004987 thru Instrument No. 20000114-0004989, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being part of the same property conveyed to The Jones Company of Tennessee, L.L.C., by Quitclaim Deed from The Jones Company Custom Homes of Tennessee, Inc. of record in Instrument No. 20030808-0113454, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 2003 have been prorated and payment thereof is expressly assumed by the herein Grantee; Declaration of Covenants, Conditions and Restrictions of record in Book 4148, page 261, Book 4693, page 961, Book 10369, page 48, Book 10962, page 516, Book 10970, page 943, Book 11218, page 180, Instrument No. 20010523-0053234 and Instrument No. 20030728-0105031; By-Laws of record in Instrument No. 20020610-0070239; Plan of record in Insrument No. 20000114-0004987 thru Instrument No. 20000114-0004989; all in the Register's Office for Davidson County, TN.

unimproved ( )
This is improved (X) property, known as 1001 Heathfield Circle, Brentwood, TN 37027
(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 my hand this 23rd day of October 2003

The Jones Company of Tennessee, L.L.C.
By: Deborah P. Buford
Deborah P. Buford, Asst. Vice President

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Deborah P. Buford** with whom I am personally acquainted and who upon her oath acknowledged herself to be the **Assistant Vice President** of **The Jones Company of Tennessee, L.L.C.,** the within named bargainor, a limited liability company, and that she as such **Assistant Vice President** being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said **Deborah P. Buford** as such **Assistant Vice President**.

Witness my hand and official seal at Brentwood, Tennessee, on this 23rd day of October, 2003.

Notary Public

My Commission Expires: 7/30/05