Davidson County DEEDWARR
Recvd: 05/28/04 15:23 2pgs
Fees:13.00 Taxes:439.56
20040528-0063320

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,800.00

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 25th day of May, 2004.

Notary Public

My Commission Expires: 11-22-05

R. BARRETT, JR NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TN

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Juan Vargas and Soledad Vargas
4809 Foley Drive
Nashville, Tennessee 37211

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
147-04-0-026.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kent W. Coley and wife, Shellee Coley a/ka Michelle L. Coley** hereinafter referred to as Grantors, hereby transfers and conveys to **Juan Vargas and Soledad Vargas, joint tenants** hereinafter referred to as 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, Tennessee, being Lot No. 85, on the Plat of Beverly Heights, Section 2, as of record in Plat Book 2331, page 42, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Kent W. Coley and wife, Shellee Coley by Warranty Deed from Heather L. Williams and husband Bradley R. Williams, of record in Instrument No. 20010509-0048027, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

1. Taxes for the year 2004, and subsequent years, a lien not yet due and payable.

2. The Plan of record in Plat Book 2331, Page 42, Register's Office for Davidson County, Tennessee.

County and/or City taxes for the year 2004, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 4809 Foley Drive, Nashville, Tennessee 37211.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 25th day of May, 2004.

Kent W. Coley

Kent W. Coley

S. Michelle L. Coley by Kent W. Coley Atty in fact.

Shellee Coley aka Michelle L. Coley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kent W. Coley, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged the executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 25th day of May, 2004.

Notary Public

My Commission Expires: 11-22-05

WILLIAMSON DONALD R. BARNES NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Kent W. Coley, with whom I am personally acquainted, and who, upon oath, acknowledged that he is the attorney in fact of Michelle L. Coley aka Shellee Coley and who, being authorized to do so, acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand and seat this 25th day of May, 2004

Notary Public

My Commission Expires: 11-22-05

WILLIAMSON DONALD R. BARNES NOTARY PUBLIC AT LARGE

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