Box 56

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $530,000.00.

Heather L. Anderson
Affiant

Subscribed and sworn before me this the 21st of January, 2005.

Rachael A. Alexander
Notary Public
My commission expires:

RACHAEL A. ALEXANDER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN My Commission Expires 04/21/2008

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Anthony M. Cortez 105 Fox Hunt Pointe Nashville, TN 37221	NEW OWNER	177-13

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Mark A. Metrick and wife, Loren J. Metrick, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Anthony M. Cortez and wife, Janet M. Cortez, as Tenants by the Entirety, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land in Davidson County, Tennessee, State of Tennessee being Lot No. 11 on the Plan of Lots 1, 3, 6, 10, 11, 12, 21 and 24 Fox Hollow Farms State Route 96 of record in Book 9700, page 292, as corrected in Book 10371, page 516, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to MARK A. METRICK AND WIFE, LOREN J. METRICK, by deed from HIGHWAY 96 PARTNERS, LTD., A TENNESSEE LIMITED PARTNERSHIP, of record in Book 9037, page 257, dated August 4, 1993, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 105 Fox Hunt Pointe, Nashville, TN 37221.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 the 21st of January, 2005.

Mark A. Metrick
Mark A. Metrick

Loren J. Metrick
Loren J. Metrick

Davidson County DEEDWARR
Recvd: 01/24/05 13:26 2 pgs
Fees:13.00 Taxes:1961.00

20050124-0008646

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Mark A. Metrick and Loren J. Metrick, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 21st of January, 2005.

My commission expires:

Notary Public

