Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $67,500.00

Affiant

Davidson County DEEDWARR
Recvd: 10/05/05 13:09 2 pgs
Fees:13.00 Taxes:249.75

20051005-0120058

Subscribed and sworn to before me, this 3rd day of September, 2005.

Notary Public
My commission expires:

NOTARY PUBLIC AT LARGE
KATHLEEN A. MARSH CO. TENN.

06-0508-71937

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Timothy W. Jarvis	Decision One Mortgage Co.	108-03-0-A-010.00
918 Patio Drive	6060 J.A. Jones Drive S1000	
Nashville TN 37214	Charlotte, NC 28287	

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, Craig E. Jones, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Timothy W. Jarvis, 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:

A certain Condominium Unit and Lot in Davidson County, Tennessee described as Lot No. 8, Unit No. 10, in a Horizontal Property Regime as shown on the Condominium Site Plan of Phase Two Section Three, Patio Villa, of record in Book 5200, page 495, Register's Office for said County, to which plan reference is hereby made for a more complete description.

This conveyance is made subject to tall provisions and requirements of the Tennessee Horizontal Property Act as set out ins Sec 66-27-1001 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc. rights and interest in favor of other unit owners, options, burdens, assessments and undertakings, etc., contained in the Master Deed of record in Book 5970, Page 829, as corrected and re-recorded in Book 6014, Page 978, and Book 6406, Page 799, Register's Office for said County.

Being the same property conveyed to Craig E. Jones, unmarried by Quitclaim Deed from Cecil E. Jones and wife, Bethel T. Jones, dated September 13, 1999, of record in Book 11676, Page 515, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 918 Patio Drive, Nashville, TN 37214

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 29th day of September, 2005.

Craig E. Jones

Craig E. Jones

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Craig E. Jones and , 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 in Mt. Juliet, TN, this ___th day of September, 2005.

Kathleen Tomlinson
State of Tennessee at Large

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

My Commission expires 02/24/08