This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

Davidson County DEEDWARR
Recvd: 11/04/05 13:46 2 pgs
Fees:13.00 Taxes:247.90

20051104-0134053

ADDRESS NEW OWNER:
Oscar Vasquez Figueroa
101 Blue Hills Court
Nashville, TN 37214

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 95-3A
PARCEL 67.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, William H. Lightfoot and wife, Trudi P. Lightfoot hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Oscar Vasquez Figueroa, hereinafter called the Grantee, his 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 Unit No. 67 on the Plan of Magnolia Square Condominiums, according to the Master Deed of record in Book 6685, Page 253 appended as Exhibit "B" to the Master Deed of record in Book 6685, Page 275, said Register's Office to which plan reference is made for a more complete description.
>
> Being the same property conveyed to William H. Lightfoot and wife, Trudi P. Lightfoot, by deed from 1994-N2Tennessee Associates L.P., a Delaware limited partnership of record in Book 11682, Page 387, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

Taxes for 2005 have been pro-rated and paid.

This is improved property known as 2258 Lebanon Road, #67, 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 Oscar Vasquez Figueroa, his heirs and assigns, forever; and we, William H. Lightfoot and wife, Trudi P. Lightfoot do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; 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 Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 1st day of November, 2005.

William H. Lightfoot

Trudi P. Lightfoot

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named William H. Lightfoot and wife, Trudi P. Lightfoot the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 1st day of November, 2005.

NOTARY PUBLIC

My Commission Expires: 3/22/2008

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 67,000.00.

AFFIANT

Subscribed and sworn to before me this 1st day of November, 2005.

NOTARY PUBLIC
My Commission Expires: 3/22/2008