STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME; THIS THE 17th DAY OF March, 2006.

Notary Public
MY COMMISSION EXPIRES 3/25/06
File No. G6-0337D

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Davidson County DEEDWARR
Recvd: 03/23/06 10:37 2 pgs
Fees:13.00 Taxes:332.63
20060323-0033226

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Rosemary Curtis, a married woman (NAME)	New Century Mortgage Corp. (NAME)	51-1-53
913 Due West Avenue North (STREET ADDRESS	3109 W. Martin Luther King Jr. Blvd. Ste 300 (STREET ADDRESS)	
Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	Tampa, FL 33607 (CITY) (STATE) (ZIP)	

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **David L. Ouellette, a single man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Rosemary Curtis, a married woman** 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:

Property located in Davidson County, Tennessee:
Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 79 on the Map of Due West Valley Acres, not of record, but described as follows:
Beginning on the southerly margin of Due West Avenue, at the common corner of Lots Nos. 79 and 80; thence with the line between said lots Nos. 79 and 80, southerly 500 feet to a point and a dead line; thence with the same and westerly 100 feet to a point; thence northerly 500 feet to the southrly margin of Due West Avenue; thence with said margin easterly 100 feet to the beginning.

Being the same property conveyed to David L. Ouellette, by Deed from Mel Martinez, secretary of Housing and Urban Development, of Washington D.C., dated April 30, 2002, of Record as Instrument No. 200205060055158, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2005 taxes have been paid by the Grantor, and the current year's taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved (XX) property, known as 913 Due West Avenue North, Madison, TN 37115.

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. Whenever 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/our hand(s) this 17th day of March, 2006.

David L. Ouellette

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named David L. Ouellette, a single man, the bargainor(s), with whom Iampersonally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that~~he/she/they~~ executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 17th day of March, 2006.

My Commission Expires: 3/25/06

MICHAEL MOSER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, _____(title) for _____(corporation), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ :s the _____(title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 17th day of March, 2006.

My Commission Expires:_____

Notary Public

TATE OF TENNESSEE

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, attorney-in-fact for _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 17th day of March, 2006.

My Commission Expires:_____

Notary Public

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.ASSOCIATES.PLLC.
P.O.BOX 663
GALLATIN, TN 37066

Return to:
SMITH • SHOLAR • ASSOCIATES • PLLC •
846 Conference Drive, Suite 4
Goodlettsville, TN 37072