WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF April, 2006

Notary Public

MY COMMISSION EXPIRES: ~~January 23, 2010~~ Dec, 09, 2008

DEVON J. SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Raul Moreno (NAME)	Countrywide Home Loans, INC. (NAME)	MAP 43-5
120 Roosevelt Avenue (ADDRESS)	P.O. Box 10423 (ADDRESS)	PARCEL 144
Madison, TN 37115 (CITY) (STATE) (ZIP)	Van Nuys, CA 91410-0423 (CITY) (STATE) (ZIP)	

FOR AND 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 HEREBY ACKNOWLEDGED, WE, Steve Sloan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Raul Moreno and wife, Marta M. Moreno

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:

Land in Davidson County, Tennessee, being Tract 12 in Block B of Kennaston Estate, a subdivision in Davidson County, Tennessee, a plat of which is of record in Book 843, Page 83, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being a part of the same property conveyed to Steve Sloan by Warranty Deed from Mary L. Graham, a widow woman of record in Instrument No. 20050321-0030411, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: TAXES FOR THE YEAR 2006 AND SUBSEQUENT YEARS THEREAFTER; SUBJECT TO THE PLAN OF BLOCK B OF KENNASTON ESTATE, A SUBDIVISION OF DAVIDSON COUNTY, TENNESSEE, A PLAT OF WHICH IS OF RECORD IN BOOK 843, PAGE 83, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HERE MADE FOR A COMPLETE DESCRIPTION THEREOF.

Davidson County DEEDWARR
Recvd: 04/12/06 09:03 2 pgs
Fees:13.00 Taxes:425.50

20060412-0042295

unimproved ( )
This is improved (X) property, known as 120 Roosevelt Avenue, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. 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 10th day of April, 2006

Steve Sloan

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steve Sloan

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 10th day of April, 2008.

Commission expires ~~January 23, 2010~~ 12/09/08

Notary Public

DEVORA SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public