WARRANTY DEED

B-REMAX-06-712

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $132,900.00

Affiant

Subscribed and sworn to before me, this 22nd DAY OF June, 2006.

Notary Public

MY COMMISSION EXPIRES: 7-29-06
(AFFIX SEAL)

JOHN CLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Adrian Mondragon Bucio	Market Street Mortgage	
712 Reeves Road	(NAME) 9001 Airport Freeway, Suite 120	149-13-13
(ADDRESS) Antioch, TN 37013	(ADDRESS) Fort Worth, TX 76180	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we WILLIAM EDWARD WILEE AND WIFE, ELAINE S. WILEE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ADRIAN MONDRAGON BUCIO, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 142 ON THE PLAN OF THE RESUBDIVISION OF LOTS 142-145, SECTION NO. TWO, DEBRA HEIGHTS, OF RECORD IN BOOK 3842, PAGE 71, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 142 FRONTS 74.62 FEET ON THE NORTHEASTERLY MARGIN OF REEVES ROAD AND EXTENDS BACK 166.09 FEET ON THE NORTHWESTERLY LINE AND 153.34 FEET ON THE SOUTHEASTERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 91.78 FEET THEREON.□□

BEING THE SAME PROPERTY CONVEYED TO WILLIAM EDWARD WILEE AND WIFE, ELAINE S. WILEE BY WARRANTY DEED FROM RONALD W. NORFLEET AND WIFE, PRISCILLA D. NORFLEET, RECORDED ON THE 1ST DAY OF OCTOBER, 1982 IN DEED BOOK 5945, PAGE 12, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 3842, page 71, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 712 Reeves Road, Antioch, Tennessee 37013
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 22nd day of June, 2006.

William Edward Wilee

Elaine S. Wilee

Davidson County DEEDWARR
Recvd: 06/27/06 12:59 2 pgs
Fees:13.00 Taxes:491.73
20060627-0076755

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Edward Wilee and Elaine S. Wilee, the within named bargainor, with whom I am personally 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 the 22nd day of June, 2006.

Notary Public

My Commission Expires: 7-29-06

(SEAL)



RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903