This Instrument Prepared by:
Tamilyn S. Derryberry, TCA
PO Box 3112, Brentwood, TN 37024
615-377-0749 File No. 0806166
After Recording please return to:
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204
File No. 21537-3

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater for this transfer is **$145,200.00**

Meredith Brown
Affiant

Subscribed and sworn to before me, this
25th day of July, 2008

JENNA WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY, TENN.

Jenna Williams
Notary Public
My commission expires: 10/17/09

Name and Address of New Owner:	**Send Tax Bills To:**	**Tax Information:**
Jose L. Ramos 139 Colemont Ct Antioch, TN 37013-4023	Mortgage Investors Group 8320 East Walker Springs Lane Ste. 200, Knoxville, TN 37923	148 14 0 328.00

WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Michelle B. Jenkins a married woman, FKA Michelle J. Brydie**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Jose L. Ramos a married man,** hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in **DAVIDSON County, Tennessee,** described as follows; to-wit:

LAND in Davidson County, Tennessee, BEING Lot No. 6 on the Plan of Maple Valley Subdivision, Section One, of record in Plat Book 6200, Page 477, Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete description of said lot.

BEING that same property conveyed to Michelle J. Brydie (kna Michelle B. Jenkins) by Warranty Deed from Gary B. Phillips and wife, Margaret A. Phillips dated 1/16/01 and recorded on 1/19/01, in Instrument No. 20010119-0005917 Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, setback lines, easements and rights for public utilities, restrictive covenants and conditions, all other matters of record applicable to this property and all items set out on any applicable plat of record. Taxes for 2008 and subsequent years have been prorated and assumed by the Grantee(s) herein.

This property is improved property known as
139 COLEMONT CT, ANTIOCH, Tennessee 37013-4023

Init MBJ Init RMJ

Davidson County DEEDWARR
Recvd: 07/30/08 08:55 2 pg
Fees:13.00 Taxes:537.24
20080730-0077702

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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.

The undersigned Richard Jenkins, spouse of Michelle B. Jenkins, FKA Michelle J. Brydie, joins in the execution of this instrument for the purpose of conveying to the Grantees all of his right, title, claim and interest in and to the above described property, including but not limited to his homestead, dower, and any and all other marital rights.

In witness, whereof, Michelle B. Jenkins and Richard Jenkins, sign this Warranty Deed on this the 25th day of July, 2008.

Michelle B. Jenkins
(FKA Michelle J. Brydie)

Richard Jenkins

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Michelle B. Jenkins** and spouse, **Richard Jenkins,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal this the 25th day of July, 2008

TAMILYN DERRYBERRY
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Tamilyn Derryberry
Notary Public

My Commission Expires:
May 2, 2010