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30x14

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $47,500.00

Jeretha Lynn Young
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF February, 1992.

Notary Public

MY COMMISSION EXPIRES: 9/16/95

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CHERNAU, MILAM & WEISS, P.C., 424 Church Street, Suite 1350, Nashville, TN 37219
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JERETHA LYNN YOUNG (NAME) | NATIONSBANC MORTGAGE CORPORATION (NAME) | Map 132-2A |
| 2116 Hobbs Road #A-1 (STREET ADDRESS OR ROUTE NUMBER) | 201 East Cary Street (STREET ADDRESS) | Parcel 001 |
| Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP) | Richmond, VA 23219-3736 (CITY) (STATE) (ZIP) | 7DA-79106 |

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 HEREBY ACKNOWLEDGED, WE, PAUL MAURICIO LEON AND MAURICIO C. LEON AND WIFE, EUGENIA R. LEON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERETHA LYNN YOUNG, UNMARRIED

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:

A certain condominium apartment in Davidson County, Tennessee, described as follows, to-wit: Unit No. A-1 in a Horizontal Property Regime which is located on the Plat of The Hobbs House Condominium Apartments, of record in Book 4595, page 74, as amended in Book 5200, page 54, said Register's Office, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Raul Leon, Unmarried, Mauricio C. Leon and wife, Eugenia R. Leon by deed from John H. Trammell and wife, Judy Trammell as of record in Book 6798, page 767, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of The Hobbs House Condominiums of record in book 5289, page 515, amended in Book 5292, page 958, Book 5293, page 612, and Book 7802, page 299, said Register's Office, and By-Laws of record in Book 5289, page 558, amended in Book 6822, page 893, and Book 7824, page 974, said Register's Office, and to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property;

This is (unimproved (XX) improved ( ) property, known as 2116 Hobbs Road #A-1, Nashville, TN 37215
(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 his hand this 26th day of February, 19 92

PAUL MAURICIO LEON
By: Mauricio C. Leon MD
MAURICIO C. LEON, ATTORNEY-IN-FACT

Mauricio C. Leon MD
MAURICIO C. LEON

Eugenia R. Leon
EUGENIA R. LEON

STATE OF ~~TENNESSEE~~ New York
~~Davidson~~ County of CLINTON

Personally appeared before me, Constance M Smith, a Notary Public in and for said County and State, the within named Mauricio C. Leon and wife, Eugenia R. Leon

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Plattsburgh NY, ~~Tennessee~~, this 21st day of February, 19 92.

Commission Expires September 30 93

Constance M Smith Notary Public

CONSTANCE M. SMITH
Notary Public, State of New York
Qualified in the County of Clinton
Commission Expires Sept. 30, 1993

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM PAUL MAURICIO LEON AND MAURICIO C. LEON AND WIFE, EUGENIA R. LEON

TO JERETHA LYNN YOUNG, UNMARRIED

87419

IDENTIF. TREFERENCE

FEB 27 10 57 AM '92

FELIX J. ... REGISTER
DAVIDSON COUNTY TN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

4B49 02/27 0101 03CHECK 182.75

STATE OF New York Clinton County ss:

On this 21st day of February, 1992, before me personally appeared Mauricio C. Leon to me known (or proved to me on the bases of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Paul Mauricio Leon, and acknowledged that he executed the same as the free act and deed of the said Paul Mauricio Leon. Witness my hand and official seal.

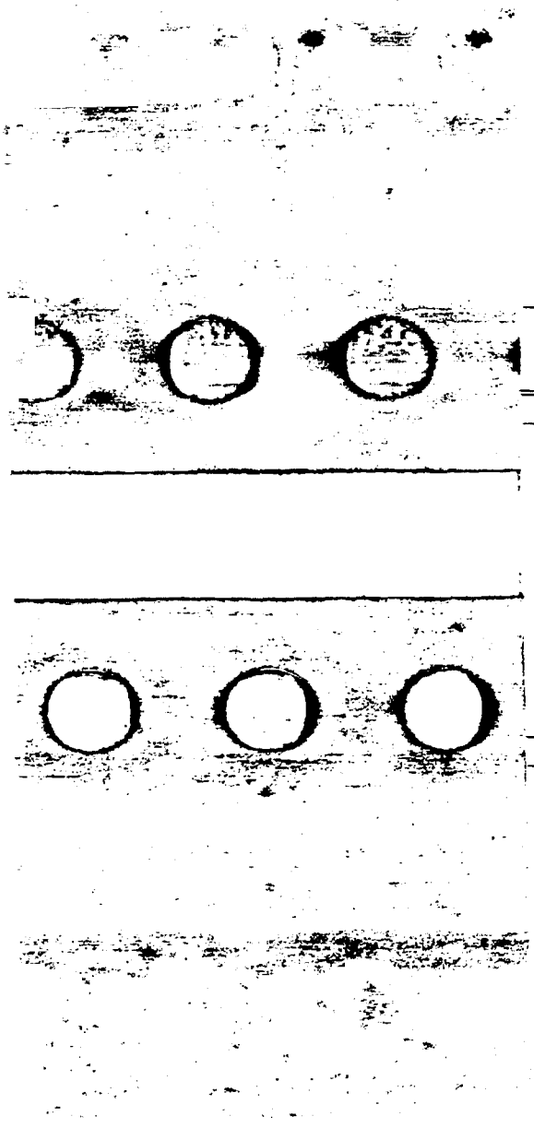
My Commission expires: Sep 30 1993 Constance M Smith
Notary Public

CONSTANCE M. SMITH
Notary Public, State of New York
Qualified in the County of Clinton
Commission Expires Sept. 30, 1993

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**



RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 47500.00
CON TX 175.75
PRFEE 1.00
WDEED 6.00
TOTAL 182.75
CHECK 182.75

02/27/92 01 10:58 0001 4849

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

87419

IDENTIF. REFERENCE

FEB 27 10 57 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

**No.** 505369