BOOK 10551 PG 282 **BOX 44**

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|---|---|
| **THIS INSTRUMENT PREPARED BY:**<br>**George V. Crawford, Jr.**<br>**GULLETT, SANFORD, ROBINSON & MARTIN, PLLC**<br>230 Fourth Avenue, North<br>P. O. Box 198888<br>Nashville, Tennessee 37219-8888<br>(615) 244-4994 | STATE OF TENNESSEE )<br>COUNTY OF DAVIDSON )<br><br>The actual consideration or value, whichever is greater, for this transfer is $117,000.00.<br><br>Santiago Rodriguez<br>**Affiant**<br><br>Subscribed and sworn to before me, this 31st day of July, 1997.<br><br>Notary Public<br><br>My Commission Expires: 3/22/98 |

| | | |
|---|---|---|
| Address New Owner As Follows:<br>Santiago Rodriguez and wife,<br>Lea Ann Rodriguez<br>1420 Aaron Wood Drive<br>Old Hickory, TN 37138 | Send Tax Bills To:<br>NationsBanc Mortgage Corp.<br>P.O.Box 35140<br>Louisville, KY 40232 | Map-Parcel Number:<br><br>063-16-0-B 210.00CO<br>4D 02991 |

1476 07/31 0101 03CHECK 445.90

## WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **LARRY DOUGLAS DARNELL, JR., AND WIFE, DJUAN MONIQUE DARNELL,** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **SANTIAGO RODRIGUEZ AND WIFE, LEA ANN RODRIGUEZ,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County Tennessee, being Lot No. 292 on the Plan of Hampton Park (formerly Chitwood Downs, a planned unit developmenet) of record in Book 6900, pages 550, 551 and 552, Register's Office for Davidson County, Tennesee, and Certificate of Correction of record in Book 7462, page 445, and Amendment to Change Name of record in Book 8181, page 112, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Larry Douglas Darnell, Jr., and wife, Djuan Monique Darnell by deed from Fox Ridge Homes, Inc., of record in Book 9357, page 127, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 1997 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Declaration of Covenants, Conditions and Restrictions, of record in Book 7351, page 852, said Register's Office, as amended in Book 7451, page 739, saidd Register's Office, and further amended in Book 8336, page 393, Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 6900, pages 550, 551 and 552, Register's Office for said County.

4. Agreement for Dedication of Easement for Public Utilities granted to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 8657, page 179, Register's Office for Davidson County, Tennessee.

This is improved property known as 1420 Aaronwood Drive, Old Hickory, TN 37138.

**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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

**WITNESS** my hand this 31 day of July, 1997.

Larry Douglas Darnell, Jr.

Djuna Monique Darnell

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LARRY DOUGLAS DARNELL, JR.,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

**WITNESS** my hand, at office, this 31st day of July, 1997.

Notary Public

My Commission Expires: 3/22/98

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DJUNA MONIQUE DARNELL,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

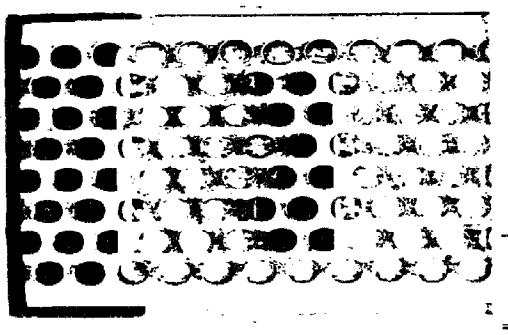
**WITNESS** my hand, at office, this 31st day of July, 1997.

Notary Public

My Commission Expires: 3/22/98

0332573
IDENTIF. ↑ REFERENCE

97 JUL 31 PM 4:16
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10551 PG 285

| | | |
|---|---|---|
| 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 117000.00

CON TX 432.90

PRFEE 1.00

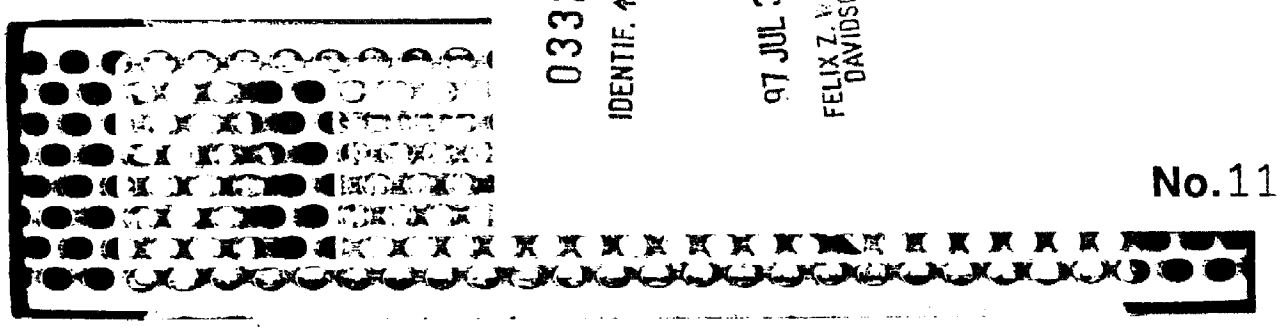
UDEED 12.00

TOTAL 445.90

CHECK 445.90

07/31/97 01 16:23 0001 1476

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03332573

IDENTIF. ↑ REFERENCE

97 JUL 31 PM 4:16

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1181111