BOOK 10985 PG 933 Box 1

WARRANTY DEED

NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$130,000.00**

Artemio T De La Rosa
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **18TH DAY OF JUNE, 1998.**

Angela M Lale
Notary Public

My Commission Expires 2-19-2002 COMMISSION EXPIRES:.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Esperenza Hernandez	**American National Home Mortgage**	**161-06-222**
(NAME)	(NAME)	
704 Huntington Ridge Court	**611 Commerce Street #2709**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	**Nashville, TN 37203**	
(CITY) (STATE) (ZIP)	(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, **Carolyn Wood and husband William Wood**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Esperenza Hernandez and Artemio T. De La Rosa, wife and husband**, 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 inDavidson County, Tennessee, being Lot No. 168 the Plan of Huntington Park Section 2 of record in Plat Book 4175, Page 108, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Carolyn Wood and husband William Wood by deed of record in Book 10790, Page 981, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

3681 06/22 0101 03CHECK 490.00

unimproved ☐
This is improved ☒ property, known as **704 Huntington Ridge Court, Nashville, TN 37211**
(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.

98 JUN 22 AM 10:42
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE 0453243

Witness **my/our hand(s)** this **18th day of June, 1998**.

Carolyn Wood

William Wood

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Carolyn Wood and husband William Wood the bargainors, 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.

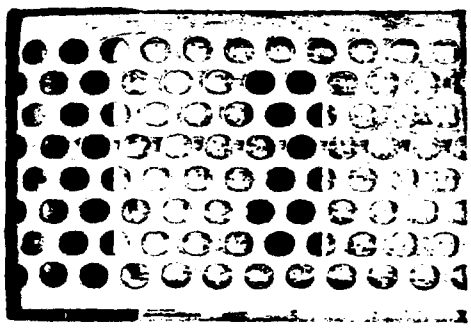
Witness my hand and official seal at Nashville, Tennessee, this 18th day of June, 1998.

Angela M. Lake
Notary Public

Commission expires:

ANGELA M. LAKE
NOTARY PUBLIC AT LARGE
RUTHERFORD CO. TENN.

My Commission Expires 2-19-2002



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

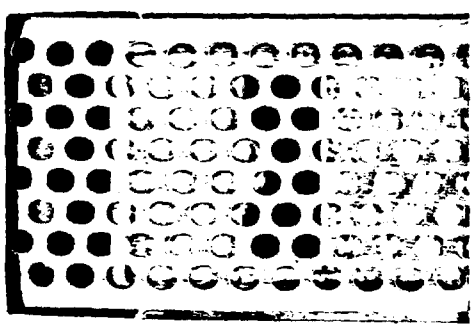
FOR _____

BOOK 10985 PG 935

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	130000.00
			CON TX	481.00
			PRFEE	1.00
			MDEED	8.00
			TOTAL	490.00
			CHECK	490.00
06/22/98	01	10:42	0001	3681

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0453243

IDENTIF. ↑ REFERENCE

98 JUN 22 AM 10:42

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1309519