WARRANTY DEED

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

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$64,900.00**

Eduardo Palomo
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **4TH DAY OF NOVEMBER, 1999.**

Notary Public

MY COMMISSION EXPIRES: January 27, 2001.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Company, 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Blanca A. Morales	**FT Mortgage Companies d/b/a Sunbelt National Mortgage**	**82-4-362**
(NAME) **905 Granada Ave.**	(NAME) **2974 LBJ Freeway Suite 200**	
(ADDRESS) **Nashville, TN 37206**	(ADDRESS) **Dallas, TX 75234**	
(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, **EDUARDO PALOMO**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BLANCA A. MORALES, 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:

Being part of Lot 44 on the unrecorded subdivision of the W.H. Hyronemus Addition on Granada Avenue. Said part of lot fronts 50' on the north side of Granada Avenue and extends back between parallel lines 168 feet to an alley on the rear. Included in said above described property but specifically excluded from this transaction is that portion of the premises condemned by the Metropolitan Government of Nashville-Davidson County, Tennessee in the Circuit Court for Davidson County, Tennessee, Condemnation #A-3301, for the McFerrin-Sharp connector.

Being the same property conveyed to Eduardo Palomo by deed from Cesar Morales of record in Book 9658, Page 505, Register's Office for Davidson County, Tennessee.

It is the express intent of the parties hereto that the manufactured home be permanently affixed to said property losing its personal nature in its entirety. Manufactured Home Model No. NTA426698 Southern Homes Manufacturer; L 52', W 32'.

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

unimproved ☐
This is improved ☒ property, known as **905 Granada Ave., Nashville, TN 37206**
(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.

99 11/18 0101 03CHECK 251.13

99 NOV 18 PM 3:37

REGISTER
DAVIDSON COUNTY

99087158

Witness **my/our hand(s)** this **4th day of November, 1999**.

Eduardo Palomo

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

Witness my hand and official seal at Nashville, Tennessee, this 3RD day of November, 1999.

SHARI A. THOMPSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

Commission expires:
1-27-2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

16:18:37 11/18/99 OFFICE COPY

BOOK 11747 PAGE 828

CAMT 64900.00
CON TX 240.13
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 251.13
CHECK 251.13

11/18/99 01 15:38 0001 2767

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1540425