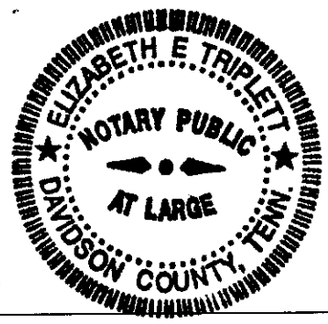
WARRANTY DEED



FILE: Box 13

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JULY, 2001.

Notary Public

MY COMMISSION EXPIRES:.

(AFFIX SEAL)

2088

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 111 Westwood Place, Suite 304, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fernando Flores Mejia	TRANSLAND FINANCIAL SERVICES, INC.	**Map 148 6**
(NAME)	(NAME)	
3821 East Ridge Drive	2700 WESTHALL LANE, SUITE 310	**Parcel 34**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	MAITLAND, FL 32751	
(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, **Johnnie Lou C. Felker, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Fernando Flores Mejia, 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:

Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Murray Heights Subdivision, of record in Book 263, page 37, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to the James S. Felker and wife, Johnnie Lou C. Felker by deed from Ridgeview Homes Company of record in Book 2751, page 513, Register's Office Davidson County, Tennessee.

This conveyance is made subject to all conditions and easements; (a) 2001 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 2663, page 37, said Register's Office; and (c) Sewers Easement contained in Book 6273, page 793, said Register's Office;

James Terry Felker is signing on behalf of Johnnie Lou C. Felker pursuant of the Power of Attorney of record in Book 6937, page 426, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 3821 East Ridge Drive, 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.

Witness my hand this 30th day of July, 2001.

Johnnie Lou C. Felker
By: James Terry Felker, Attorney in Fact

Davidson County DEEDWARR
Recvd: 08/20/01 14:30 2pgs
Fees:13.00 Taxes:416.25

20010820-0089660

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 30th day of July 30, 2001, before me personally appeared James Terry Felker to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Johnnie Lou C. Felker and acknowledged that he executed the same as the free at and deed of Johnnie Lou C. Felker

Witness my hand and official seal at Brentwood, Tennessee this 30th day of July, 2001.

NOTARY PUBLIC AT LARGE

DAVIDSON COUNTY TENN.

Commission expires:

Notary Public