Davidson County DEEDWARR
Recvd: 06/12/02 13:54 2pgs
Fees:13.00 Taxes:468.24
20020612-0071668

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WARRANTY DEED

This Indenture made this **31st** day of **May, 2002** between **Jerry Butler Builders, LLC, ,** GRANTOR, and **Eulalio Suazo Hernandez and Belinda L. Martinez ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

BEING Lot No. 63, Meadow Woods, Section Four (4) recorded in Instrument Number #20010605-0058115, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jerry Butler Builders, LLC by Quitclaim Deed from Butler Developers, LLC of record in Instrument No 20020612-0071668 **, Register's Office for Davidson County, Tennessee.**

Subject to all matters of record on Plat of record in Instrument No. 200106050058115, Register's Office for Davidson County, Tennessee.

Subject to easements of record in Book 11387 page 931, Book 4706 page 288, Book 4457 page 350, Book 6938, page 738, Register's Office for Davidson County, Tennessee.

Subject to Restrictions of record in Instrument No. 2001-8300094506, 20010911-0098356, Register's Office for Davidson County, Tennessee

Improved property known as 1509 Chestnut Oak Drive Antioch, Tennessee 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **31st** day of **May, 2002.**

Jerry Butler Builders, LLC

Jerry Butler Managing Partner

attorney-in-fact

County of Davidson

State of Tennessee

On the 31st day of May, 2002, before me personally appeared Jennifer R Pierce, 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 Jerry Butler, as his/her attorney in fact and acknowledged that Jennifer R Pierce executed the same as the free act and deed of the said Jerry Butler. Said Power of Attorney being recorded in Book X, page X, Register's Office for said County and State.

NOTARY PUBLIC

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES 10-20-2003 RUTHERFORD COUNTY, TN

MY COMMISSION EXPIRES:

X20020612-0071667

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $126550

Affiant

Subscribed and sworn before me this 31st day of May, 2002.

NOTARY PUBLIC

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES 10-20-2003 RUTHERFORD COUNTY, TN

MY COMMISSION EXPIRES:

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Eulalio Suazo Hernandez
1509 Chestnut Oak Drive
Antioch, Tennessee 37013

Send Tax Bills to:
CTX Mortgage Company, LLC
P.O. Box 199114
Dallas, Texas 75219-0114

Map & Parcel Number:

Map 164-16-O-A Parcel 99