Prepared by and after Recording Return To:
Title Enterprise Service Company LLC
109 Westpark Drive, Suite 100
Brentwood, TN 37027
6030114

Davidson County DEEDWARR
Recvd: 04/21/03 15:28 2pgs
Fees:13.00 Taxes:602.36
20030421-0052137

# WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **George L. Cryer and Earll B. Cryer, as tenancy by the enitrety** (hereinafter referred to as "Grantors") have this day bargained and sold and do hereby transfer and convey unto **Jorge Morales - Delgado and wife, Claudia L. Morales** (hereinafter referred to as "Grantee"), it's successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

**A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:**

**Being Lot No. 32 on the Plan of Hickory Woods, Section B, of record in Book 6900, page 512, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.**

**Being the same property conveyed to George L. Cryer and Earll B. Cryer, as Tenancy by the Entirety, by Deed from Bank of America dated 2-2-00, recorded 2-28-00, in Instrument #200002280019287, Register's Office for Davidson County, Tennessee.**

**This conveyance is made subject to any and all zoning regulations, building restrictions of record in Book 7422, page 304, Book 9678, page 187; easements and/or setback lines of record in Book 6900, page 512, said Register's Office; easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.**

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), it's successors and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said parcel of real-estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenants and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), it's successors and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand this 10 day of April, 2003.

George L. Cryer by Deeg Morales atty in fact
**George L. Cryer**

Earll B. Cryer by Deeg Morales atty in fact
**Earll B. Cryer**

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **George Basch,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

WITNESS my hand and official seal, this 10 day of April, 2003

Holly Leigh Grant
Notary Public

My Commission Expires: 5.22.04

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **George Basch,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, to me know to be the person who executed the foregoing instrument on behalf of **George L. Cryer and Earll B. Cryer** and acknowledged that he executed the same as his free act and deed of the said **George L. Cryer and Earll B. Cryer**.

WITNESS my hand and official seal, this 10 day of April, 2003

Holly Leigh Grant
Notary Public

My Commission Expires: 5.22.04

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $162,800.00which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 10 day of April, 2003.

Holly Leigh Grant
Notary Public

My Commission Expires: 5.22.04

MAP AND PARCEL NUMBERS: 176-05/70.00

**ADDRESS NEW OWNER:**
5004 Sunshine Drive
Antioch, TN 37013

SEND TAX BILLS TO THE SAME ADDRESS