#6022 Box 13

SPECIAL WARRANTY DEED

LESLIE S. HARVEY NOTARY PUBLIC AT LARGE MAURY COUNTY, TN

My Commission Expires
November 21, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JULY, 2003.

Notary Public

MY COMMISSION EXPIRES: May 28, 2006.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantgage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Salomon A. Majano Gomez	Transland Financial Services, Inc.	41-12-111
(NAME)	(NAME)	
1034 Westchester Drive	2701 Maitland Center Parkway	
(ADDRESS)	(ADDRESS)	
Madison, Tennessee 37115	Maitland, FL 32751-7294	
(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, AmSouth Bank as co-executor and co-trustee and Judith Wakefield Sandlin as co-executor for the Estate of and M. L. Wakefield, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Salomon A. Majano Gomez and Rubenia M. Salmeron, 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. 119 on the Plan of Section One Kemper Heights, of record in Plat Book 2331, Pages 65 and 66, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Estate of M.L.Wakefield, by deed of record in Book 10514, Page 848, Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as 1034 Westchester Drive, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

"By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and "WHERE IS" basis." And GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 08/05/03 08:12 2pgs
Fees:13.00 Taxes:516.15

20030805-0110511

Witness our hands this 29th day of July, 2003.

AmSouth Bank as co-executor and co-trustee for the Estate of W. L. Wakefield

By: Thomas A. Allen

title: Vice President

Judith Wakefield-Sandlin Co-Executor

Judth Wakefield Sandlin as co-executor for the Estate of W.L. Wakefield

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 29th day of July, 2003, before me, personally appeared Judith Wakefield Sandlin as Co-Executor of the Estate of M. L. Wakefield, deceased, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be her/his free act and deed. Witness my hand and seal, at office in Nashville, TN this 29th day of July, 2003.

LESLIE S. HARVEY NOTARY PUBLIC AT LARGE MAURY COUNTY, TN

Leslie S Harvey

Notary Public

My Commission Expires November 21, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 29th day of July, 2003, before me, personally appeared Vice President, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the Vice President of Amsouth Bank as co-executor and co-trustee of the Estate of M. L. Wakefield the within named bargainor, a corporation, and that such officer as such Amsouth Bank as co-executor and co-trustee of the Estate of M. L. Wakefield, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Vice President.

Witness my hand and official seal at Nashville, Tennessee this 29th day of July, 2003.

Leslie S Harvey

Notary Public

Commission expires: ~~May 28, 2006~~ 11-21-2006

LESLIE S. HARVEY NOTARY PUBLIC AT LARGE MAURY COUNTY, TN

My Commission Expires
November 21, 2006