

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 163,000.00

AFFIANT

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

NOTARY PUBLIC

My Commission expires: 3/22/06

THIS INSTRUMENT PREPARED BY:
Capital Title & Escrow, LLC 2525 West End Ave., Ste. 940, Nashville, TN 37203

NAME	ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Paul Brian Aponte, II	SAME	Map 141-07
(NAME)	(NAME)	
1212 Winter Breeze Ct.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		Parcel 153CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I

Stephen G. Von Mann and wife, Julie A. Von Mann

hereinafter called the **GRANTOR**, have bargained and sold, and by these presents do transfer and convey unto

Paul Brian Aponte, II

hereinafter called the **GRANTEES**, their successors and assigns, a certain tract or parcel of land, situated in **Davidson County**, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 152 on the Plan of Somerset Farms, Section 4, Phase 3, a PUD, as of record in Book 9700, Page 460, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Stephen G. Von Mann and wife, Julie A. Von Mann by deed from Somerset Farms, A Tennessee Joint Venture, of record in Book 11052, page 737, Register's Office for Davidson County, Tennessee.

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

Declaration of Covenants, Conditions, and Restrictions of Somerset Farms, of record in Book 8556, page 11, Supplement and Amendment of record in Book 9383, Page 526, and re-recorded in Book 9662, Page 869, and as further amended in Book 10190, Page 182, and Book 10410, Page 89 and Book 11433, page 936, said Register's Office.

By-Laws of Somerset Farms Homeowners' Association, Inc., of record in Book 8556, Page 25, said Register's Office.

Easement of record in Book 3314, page 23, said Register's Office.

Easement of record in Book 7349, page 564, said Register's Office.

Davidson County DEEDWARR
Recvd: 02/11/04 09:10 2pgs
Fees:13.00 Taxes:603.10

20040211-0016346

Taxes for the year 2003 have been prorated and assumed by Grantee(s)

The legal foregoing is the same legal description as appears in the previous deed of record.

The improved property is located at 1212 Winter Breeze Ct., Nashville, TN 37221

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, forever. We covenant with said GRANTEE 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 set out herein. We do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 our hands this 29 day of December, 2003.

Stephen G. Von Mann

Julie A. Von Mann

ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Stephen & Julie Von Mann, the bargainors, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 29 day of December, 2003.

My Commission expires:
2/22/06

Notary Public

PAUL MITCHELL NOTARY PUBLIC AT LARGE PUTNAM CO. TENN.