WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATON OR VALUE, WHICHEVER IS GREATER, FORTHIS TRNSFER IS **$133,000.00**

AFFIANT

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 31 DAY OF **MARCH, 2004**

NOTARY PUBLIC

MY COMMISION EXPIRES 7/29/2006

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN My Commission Expires JULY 29, 2006

Davidson County DEEDWARR
Recvd: 04/12/04 09:12 3pgs
Fees:18.00 Taxes:492.10
20040412-0040596

THIS INSTRUMENT WAS PREPARED BY
STATEWIDE TITLE AND ESCROW LLC 907 RIVERGATE PKWY D1
GOODLETTSVILLE TN 37072

Address New Owner(s) As Follows:	*Send Tax Bills To:*	Map and Parcel Number:
Loreli Betancourt Taboada and Agustin Betancourt	**same**	**86-7-O-A-45-CO**
920 Moleah Court		
Hermitage, TN 37076		

FOR AND IN 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,

Calvin McAdoo, an unmarried man, and
Darla G. McAdoo, an unmarried woman, n/k/a Darla G. Reaves

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD , AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO,

Loreli Betancourt Taboada, and husband, Agustin Betancourt, as joint tenants in common, with the right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN PARCEL OR TRACT OF LAND IN **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, DESCRIBED AS FOLLOWS, TO-WIT:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 45 on the Plan of Bret Ridge, as of record in Plat Book 6900, page 121, 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 Calvin McAdoo and Darla G. McAdoo by Warranty Deed from Charles McCurdy and wife, Edwina McCurdy, dated 6-28-01 and recorded 7-4-01 in Instrument No. 20010704-0071335, Register's Office for Davidson County, Tennessee

Calvin McAdoo
Calvin McAdoo

Darla G. Reaves
Darla G. ~~McAdoo~~
Reaves DK

This conveyance is made subject to such limitations, restrictions and encumbrances of record as may affect the premises, including but not limited to the following:

City and or County taxes for the year 2004 and subsequent years a line but not yet due and payable.

All Easements, Restrictive Covenants and Conditions, and other matters of record, including all items set out on any applicable plat of record.

Any and all zoning regulations, building restrictions, setback lines, easements, right of ways, public utilities, and any other purpose of record or not of record, said Register's Office.

Subject to all matters of record in the Plan of Record in Plat Book 6900, page 121, said Register's Office.

Subject to Misc. Easements and Intrusions of record to Electrical Permit Agreement, in Book 5625, page 287, said Register's Office.

Subject to Deed of Conveyance for open space, landscape and column Easements in Book 7052, page 305, said Register's Office.

Subject to Sewer Easement of record in Book 5649, page 458, said Register's Office.

Subject to Articles of Incorporation for HOA in Book 6947, page 578, said Register's Office.

Subject to Storm Water Detention Agreement of record in Book 7009, page 940, said Register's Office.

Subject to rights of others in and to common areas / elements.

Subject to lien for special assessment contained in DCCR's / Master Deed.

Subject to Restrictions of record in Book 7030, page 527, and Record Book 7047, page 171, said Register's Office.

Subject to By Laws of record in Book 7030, page 540, said Register's Office.

This ( )Unimproved
( ) Improved property is known as: **110 Sunnymeade Drive**
Mount Juliet, TN 37122

Calvin McAdoo

Calvin McAdoo

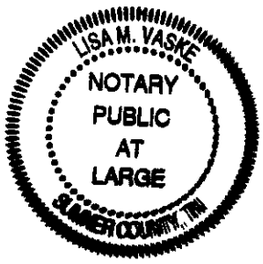
Darla G. Reaves

Darla G. [redacted] Reaves DK

State of Tennessee)
County of **DAVIDSON**)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Calvin McAdoo, an unmarried man, and Darla G. McAdoo, an unmarried woman, now known as, Darla G. Reaves**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **31st** day of **March, 2004**.



Notary Public

My Commission Expires: 3/17/07