WARRANTY DEED

The actual consideration or value for this transfer is $ 154,000.00

AFFIANT

STATE OF TENNESSEE
COUNTY OF Davidson

SWORN TO AND SUBSCRIBED before me this 29th day of JUNE, 2004.

NOTARY PUBLIC
My Commission Expires:

SHELLY M. CARPENTER
NOTARY PUBLIC AT LARGE
KNOX CO., TENN.

This space for Register of Deeds

MY COMMISSION EXPIRES: 6.5.07

This instrument prepared by: Johnny Ellis, Attorney, 306 Gay Street, Suite 200 Nashville, TN 37201, file#04060006

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Rafael Gonzalez, & Lillian Gonzalez 612 Greenwood Old Hickory, TN. 37138	New Owner	63-16-0-B / 97.00CO

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Rafael Gonzalez and wife, Lillian Gonzalez, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **AUDREY A. GOODMAN**, un-married the GRANTOR herein, have bargained and sold, and by these presents do transfer and convey unto:

RAFAEL GONZALEZ and wife, **LILLIAN GONZALEZ**, the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Being Lot No. 156 on the Plan of Hampton Park (Formerly Chitwood Downs, a Planned Unit Development), as of record in Plat Book 6900, page 405, as amended in Book 6900, page 550, thru 552 and Corrected in Book 7462, page 445 and amended in Book 8181, page 112, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate description. thereof.

Being the same property conveyed to Charles M. Goodman and wife, Audrey A. Goodman by Warranty Deed from Fox Ridge Homes, Inc. of record in Book 10492, page 472, Register's Office for Davidson County, Tennessee. Charles M. Goodman having Conveyed his interest to Audrey A. Goodman pursuant to the terms of Final Decree of Davidson County Circuit Court, Docket #02D-2962, by instrument of record as instrument #20040702-0079430, said Register's Office.

The above description is the same as in the previous deed of record.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. I do covenant with the said GRANTEES that I am 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. I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons WHOMSOEVER.

The herein described property is subject to the following:
2004 Property taxes are to be prorated and assumed by the GRANTEES.
Subject to lien for assessments as contained in CCRs.; Restrictions of record in Book 7351, page 855; Book 7451, page 739; Book 8181, page 112; and Book 8336, page 393, Register's Office FOR Davidson County, Tennessee.
Charter of Chitwood Downs/Hampton Park Homeowner's Association of record in Book 7431, page 204, amended Book 8517, page 762 and amended in Book 8833, page 216, said Register's Office.; Sanitary Sewer Easements of record in Book 7460, page 930; Book 7489, page 515; Book 11030, pages 740, 743 and 785, Book 8207, page 276 and Book 8951, page 797, said Register's Office.; Ingress and Egress Easements of record in Book 8739, page 991 and as instrument number 200001002-0096889, said Register's Office..

This is improved property known as: 612 Greenwood Blvd., Old Hickory, TN. 37138.

Witness our hands this 29th day of JUNE, 2004.

Audrey A. Goodman

Audrey A. Goodman

06/29/2004 TUE 16:53 FAX 6152665061 L. J ELLIS ATTORNEY 001/002

Davidson County DEEDWARR
Recvd: 07/12/04 13:25 2pgs
Fees:13.00 Taxes:569.80

20040712-0082612

STATE OF TENNESSEE
COUNTY OF Davidson }

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Audrey A. Goodman the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument, for the purposes therein contained.

Witness my hand and official seal at Madison Tennessee this 29 day of JUNE, 2004.

Shelly M Carpenter
NOTARY PUBLIC

My Commission Expires:_____

SHELLY M. CARPENTER
NOTARY PUBLIC AT LARGE
KNOX CO., TENN.

MY COMMISSION EXPIRES: 6-5-07

WARRANTY

DEED

From: Audrey A. Goodman
un-married

To: Rafael Gonzalez
and wife,
Lillian Gonzalez

Property:
612 Greenwood Blvd.
Old Hickory, TN. 37138

This Instrument was Prepared by:
Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003
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