RECORD AND RETURN TO:
Heritage Title Services, LLC
One Lakeview Plaza
25 Century Blvd., Suite 505
Nashville, TN 37214

Heritage Title Services, LLC
One Lakeview Plaza
25 Century Blvd., Suite 505
Nashville, TN 37214

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$114,900.00**.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF OCTOBER, 2004.

NOTARY PUBLIC

My commission expires: 1/28/06

MATTHEW L. CELLINESE NOTARY PUBLIC AT LARGE

Davidson County DEEDWARR
Recvd: 12/07/04 10:53 2pgs
Fees:13.00 Taxes:425.13
20041207-0145595

THIS INSTRUMENT PREPARED BY:
Heritage Title Services, LLC, One Lakeview Plaza, 25 Century Blvd., Suite 505, Nashville, TN 37214

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alberta Hernandez 600 Reischa Sue Lane Nashville, TN 37211	Chase Manhattan Mortgage Corp. 1400 E. Newport Center Dr. Deerfield Beach, FL 33442	134-9-108

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FOURTEEN THOUSAND NINE HUNDRED DOLLARS AND NO/100 (114,900.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged; the undersigned, **Patricia R. Hunt, unmarried,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **Alberta Hernandez, an unmarried woman** hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 90 on the Plan of Woodland Hills, Phase One, as of record in Book 6900, Page 666-669, amended in Book 7364, Page 404, surveyor's correction in Book 7374,1 Page 894, Registers' Office for said County.
>
> BEING of the same property conveyed to Patricia R. Hunt, unmarried by Warranty Deed from Fox Ridge Homes, Inc., recorded 01/02/91, in Book 8267, Page 843, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtances, estate and title thereunto belonging, unto the said Grantees, their heirs and assigns, forever.

The undersigned covenant with the said Grantees that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2004 property taxes which taxes are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS OUR HANDS, this the 22nd day of November, 2004.

Patricia R Hunt

Patricia R. Hunt

STATE OF TENNESSEE
COUNTY OF TENNESSEE

Personally appeared before me, a Notary Public, **Patricia R. Hunt**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 22nd day of November, 2004.

Notary Public

My commission expires: 1/28/06

MATTHEW L. SELLINGER
NOTARY PUBLIC AT LARGE