WARRANTY DEED

Return to:

Hickory Hollow Title, LLC
301 S perimeter Park Drive
Suite 114
Nashville, TN 37211

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THE TRANSFER IS $ 128,000.00

AFFIANT

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

NOTARY PUBLIC

MY COMMISSION EXPIRES: March 25, 2006

(AFFIX SEAL)

DEANIE L. GREGORY NOTARY PUBLIC DAVIDSON COUNTY, TENN. LARGE

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory, Attorney, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jose Ovidio Majano (NAME)	New Owner (NAME)	MAP 43-1-244
909 Amqui Court (ADDRESS)	(ADDRESS)	
Madison, TN 37115 (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, Gwen J. Holland n/k/a Gwendolyn Joyce Barnes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jose Ovidio Majano and ~~Edwin Fransisco Majano~~ Edwin Francisco Majano

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:

A certain tract or parcel of land located in Davidson County, Tennessee described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Shannon Place Subdivision, Section 1, of record in Book 11190, Page 55, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Gwen J. Holland, Unmarried, by Warranty Deed from Terry McDonald and Rachel McDonald of record in Instrument No. 200007050066671, Register's Office for Davidson County, Tennessee. By Order of Name Change in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division, Docket No. 02P-1476) Grantor is now known as Gwendolyn Joyce Barnes.

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF SHANNON PLACE SUBDIVISION, SECTION 1, OF RECORD IN BOOK 11190, PAGE 55, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND FURTHER SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 11416, PAGE 873, SAID REGISTER'S OFFICE.

RE-RECORD

Davidson County DEEDWARR
Recvd: 11/29/04 15:13 2pgs
Fees:13.00 Taxes:473.60
[redacted]
20041129-0141668

unimproved ( )
This is improved (X) property, known as 909 Amqui Court, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the said GRANTEES 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 herein set out; and we do further covenant and bind ourselves, our 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. 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 my hand this 24th day of November 2004

Gwen J. Holland / Gwendolyn Joyce Barnes
Gwen J. Holland n/k/a Gwendolyn Joyce Barnes

Davidson County DEEDWARR
Recvd: 03/10/05 10:36 2 pgs
Fees:12.00 Taxes:0.00
20050310-0026559

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 Gwen J. Holland n/k/a Gwendolyn Joyce Barnes

the bargainor _____, 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 Nashville, Tennessee, this 24th day of November, A.D. 2004.

Commission expires March 25, 2006

NOTARY PUBLIC
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public