WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $430,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF DECEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

NOTARY PUBLIC
AT LARGE
Amy Adams Gowan
My Commission Expires
November 25, 2006
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jose Miguel Aparicio	Country Wide Homes Loans, Inc.	
(NAME)	(NAME)	
3810 Sugartree Place	P. O. Box 10212	117-9-99
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Van Nuys, CA 91410-0212	
(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, **LILLIAN C. BOGGS FORMERLY KNOWN AS LILLIAN C. APPLEBY, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **JOSE MIGUEL APARICIO AND WIFE, BARBARA MATHILDA APARICIO,** 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:

Land in the 7th Civil District of Davidson County, Tennessee, being Lot No. 75 on the Plan of Woodmont Estates, Section 2, as of record in Book 1130, page 99, Register's Office for said County, described as follows:

Beginning on the northerly margin of Kenway Road, at the corner of Lots Nos. 75 and 76; thence with the line between said two lots, northwardly 183.1 feet to the southerly line of Lot No. 90; thence with the southerly line of Lots Nos. 90 and 91, westwardly 193.5 feet to the easterly margin of Sugar Tree Place; thence with said Place, southwardly 95.2 feet to a turn in said Place; thence southwardly 59.73 feet to the beginning of a curve; thence around said curve in a southeasterly direction 30.94 feet to the northerly margin of Kenway Road; thence with said Road, eastwardly 123.7 feet to the beginning.

Being the same property conveyed to S. C. Appleby and wife, Lillian C. Appleby by deed from Otto R. Jones and wife, Nona D. Jones, of record in Book 3127, page 607, Register's Office for Davidson County, Tennessee. The said S. C. Appleby having since died. The said Lillian C. Appleby is now known as Lillian C. Boggs.

This conveyance is subject to all matters appearing on the plan of record in Book 1130, page 99, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 3810 Sugartree Place, Nashville, TN 37215

(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.

Davidson County DEEDWARR
Recvd: 12/28/05 11:28 2 pgs
Fees:13.00 Taxes:1591.00

20051228-0155167

Witness my hand this 23rd day of December, 2005.

Lillian C. Boggs

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 Lillian C. Boggs , 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 23rd day of December, 2005.

Commission expires: November 25, 2006

Amy Adams Gowan Notary Public



NOTARY PUBLIC
AT LARGE
Amy Adams Gowan
My Commission Expires
November 25, 2006
STATE OF TENNESSEE