THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
One American Center
3100 West End Avenue, Suite 550
Nashville, TN 37203
(615) 460-7478

Davidson County DEEDWARR
Recvd: 12/29/05 14:49 2 pgs
Fees:13.00 Taxes:523.18
20051229-0156324

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 161-08-0/050.00

The actual consideration or value, whichever is greater, for this transfer is $141,400.00

Jose Luis Camacho
Affiant

LINDA F. BURNSED
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

Subscribed and sworn to before me this the 27th day of December, 2005.

My Commission Expires: 1/24/09

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:

Jose L. Camacho-Ortiz
(Name)
370 Brewer Drive
(Street Address)
Nashville, TN 37211

SEND TAX BILLS TO:

Capital Bank & Trust Company
(Name)
1820 West End Avenue, Suite 600
(Street Address)
Nashville, TN 37203

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **HUFORD L. JOHNSTON AND CAROLYN JOHNSTON, husband and wife,** hereinafter collectively called the "Grantor," has bargained and sold, and by these presents does transfer and convey unto **JOSE L. CAMACHO – ORTIZ AND MARIBEL CAMACHO, husband and wife,** hereinafter collectively called the "Grantee," a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of Southwood Subdivision, as of record in Book 2663, pages 125 and 126, Register's Office for Davidson County, Tennessee.

Said Lot No. 29 fronts 140 feet on the west side of Brewer Drive and runs back 286.18 feet on the northerly line and 317.96 feet on the southerly line to a dead line in the rear on which it measures 142 feet.

Being the same property conveyed to Huford L. Johnston and wife, Carolyn Johnston, by deed from James L. Bay, Jr. and wife, Margaret E. Bay, of record in Book 4795, page 401, Register's Office for Davidson County, Tennessee.

BEING improved property known as: 370 Brewer Drive, Nashville, TN 37211

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current

year which have prorated between Grantor and Grantee and paid.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee," their successors and/or assigns forever; and "Grantor" does covenant with the said "Grantee" that they 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 "Grantor" does further covenant and bind themselves, their heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee," their successors and/or assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor" has caused their names to be affixed hereto on this 27th day of December, 2005.

Huford L. Johnston

Carolyn Johnston

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Huford L. Johnston and Carolyn Johnston, husband and wife,** 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 official seal in Nashville, Tennessee, this 27th day of December, 2005.

Notary Public

LINDA F. BURNSED
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

My Commission Expires: 1/24/09

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