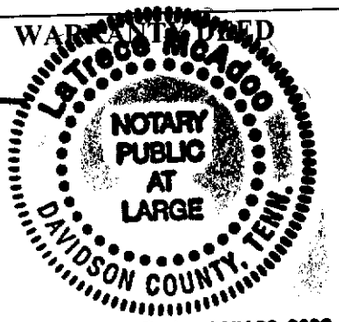
BOX 13
# 10942

WARRANTY DEED




My Commission Expires MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $151,580.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF JANUARY, 2006.

Notary Public

MY COMMISSION EXPIRES: 5-28-06

(AFFIX SEAL)

**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 |
|---|---|---|
| Antonio Hernandez | New Century Mortgage Corp. | |
| (NAME) | (NAME) | 162-5-228 |
| 420 Ocala Court North | 3196 Dr. Martin Luther King Jr. 3rd (ADDRESS) Ste 300 | |
| (ADDRESS) | | |
| Nashville, TN 37211 | Tampa FL 33607 | |
| (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, **ROBERT F. GLAUS, JR.**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **ANTONIO JIMENEZ HERNANDEZ A/K/A ANTONIO JIMENEZ, MARRIED,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 92 on the Plan of Hickory Valley Subdivision, Section III, of record in Plat Book 4460, page 86, said Register's Office for Davidson County, Tennessee.

Said Lot No. 92 fronts 76.14 feet on the westerly margin of Ocala Court North and extends 176.73 feet on the southerly line and 147.87 on the northerly line to a line in the rear which measures 89.65 feet.

Being the same property conveyed to Robert F. Glaus and wife, Helen E. Glaus by deed from Harold Skelton and wife, Iris Skelton, of record in Book 6803, page 792 and re-recorded in Book 6807, page 430, Register's Office for Davidson County, Tennessee. The said Helen E. Glaus having predeceased the said Robert F. Glaus and the said Robert F. Glaus having since died and by his Will of record as Image No. 5788\1829059, Probate Court Clerk's Office for Davidson County, Tennessee, devised the subject property to Robert F. Glaus, Jr.

This is not the principal place of residence of the Grantor named herein.

This conveyance is subject to (a) 2006 real property taxes which have been prorated and assumed by the grantee; (b) all matters appearing on the plan of record in Plat Book 4460, page 86, said Register's Office; and (c) restrictive covenants of record in Book 4604, page 526, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 420 Ocala Court North, Nashville, TN 37211
(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, his heirs and assigns forever; and I covenant with the said GRANTEE 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; and I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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: 01/18/06 14:09 2 pgs
Fees:13.00 Taxes:560.85

20060118-0006811

5th

Witness my hand this ~~4th~~ day of January, 2006.

Robert F. Glaus, Jr.

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 Robert F. Glaus, Jr., the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

5th 46W

Witness my hand and official seal at Nashville, Tennessee this ~~4th~~ day of January, 2006.

Commission expires:

JOHN GREGORY HARDEMAN NOTARY PUBLIC STATE OF TENNESSEE Exp. 3/21/09 DAVIDSON COUNTY, TENN

Notary Public