McCann & Hubbard
7105 Crossroads Blvd. #105
Brentwood, TN 37027
615-377-3319

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/07/06 12:39 2 pgs
Fees:8.00 Taxes:538.14
20060207-0015148

A. SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES: MARCH 14, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,444.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF FEBRUARY, 2006.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edin H. Gonzalez	New Owner	150-8-155
(NAME)	(NAME)	
1112 Burlingame Court		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(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, Calvin David Stanfill and Susan Stanfill Locorriere f/k/a Susan Janet Stanfill and Michael Carl Stanfill, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edin H. Gonzalez, unmarried and Yecenia V. Castillo-Romero, married, as Joint Tenants with Right of Survivorship, 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 Davidson County, Tennessee, being Lot No. 427 on the Plan of Phase I, Somerset, a Planned Unit Development, as of record in Plat Book 6900, Page 690 and 691, Register's Office for said County, to which reference is made for a more complete description.

SAID Lot No. 427 fronts 65.00 feet on the northerly margin of Burlingame Court and extends back between parallel lines 130.08 feet to a dead line in rear.

Being the same property conveyed to Calvin F. Stanfill, a single person by Warranty Deed dated June 27, 1990, from Phillips Builders, Inc., as of record in Book 8146, Page 596, Register's Office for Davidson County, Tennessee. The said Calvin F. Stanfill having since died on March 15, 2001, being predeceased by his wife Clara Helen Stanfill who died on July 20, 1999, by Last Will & Testament probated in docet # O1P-784, devised his interest in said property to his heirs, Calvin David Stanfill and Susan Stanfill Locorriere f/k/a Susan Janet Stanfill and Michael Carl Stanfill.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 1112 Burlingame Court, Antioch, TN 37013

(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 our hands this 3rd day of February, 2006.

Michael Carl Stanfill

Calvin David Stanfill

Susan Stanfill Locorriere f/k/a Susan Janet Stanfill

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 Calvin David Stanfill, Susan Stanfill Locorriere f/k/a Susan Janet Stanfill and Michael Carl Stanfill, 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 at Nashville, Tennessee this 3rd day of February, 2006.

Commission expires: 11/14/09

Notary Public

Sarah Drenske
STATE OF TENNESSEE NOTARY PUBLIC
MY COMMISSION EXPIRES 11/14/2009
DAVIDSON COUNTY