Box 5

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,800.00

Pedro Eloa Mitznahuatl
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 02/24/06.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

MICHAEL T. HALEY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 02/27/06 10:13 2 pgs
Fees:13.00 Taxes:446.96
20060227-0022131

THIS INSTRUMENT WAS PREPARED BY

Michael Troy Haley, Attorney (NAME) | 1100 Kermit Dr Ste 204 Nashville, TN 37217 (ADDRESS)

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pedro Eloa Mitznahuatl et ux. (NAME)	Southeast Financial Federal C.U. (NAME)	162-03-0
505 Danley Court (STREET ADDRESS/ROUTE NUMBER)	444 James Robertson Parkway (STREET ADDRESS)	241.00
Antioch, TN 37013 (CITY/STATE/ZIP)	Nashville, TN 37219 (CITY/STATE/ZIP)	

FOR AND IN 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,

Terri M. Threalkill and husband, Christopher Threalkill

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Pedro Eloa Mitznahuatl and wife, Lorena Gutierrez

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:

BEING Lot 32 on the plan of Haywood Hills, Section One as of record in Book 4460, Page 156, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Terri M. Threalkill, by Warranty Deed from Wesley L. Pugh and wife, Rebecca A. Pugh, dated March 29, 1999, recorded March 30, 1999, of record in Book 11405, page 401, in the Register's Office for Davidson County, Tennessee.

Subject to the following: all matters noted on the above referenced plat of record, and to easements, restrictions and setback lines of record; zoning regulations and rights for public utilities and public rights of way, and to matters which would be disclosed by an accurate survey; county property taxes were prorated as of date of deed and assumed by Grantee(s).

This is unimproved ( )
improved (X) property, known as 505 Danley Court (House Number/Street) Antioch (City/Town) TN (State) 37013 (Postal Code)

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 hand s this 24th day of February, 2006.

Terri M. Threalkill
TERRI M. THREALKILL

Christopher R. Threalkill
CHRISTOPHER THREALKILL

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 **Terri M. Threalkill and Christopher Threalkill** the bargainor(s), 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, TN,** this **02/24/06**.

Notary Public

Commission Expires: 9/20/2008

