Box 17

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/05/06 11:15 3 pgs
Fees:18.00 Taxes:425.50
20060405-0039009

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Wayne Greer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March 2006

LAURI A. BEASLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Lauri A. Beasley
Notary Public

MY COMMISSION EXPIRES: 11/14/09 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wayne Greer (NAME)	same (NAME)	MAP 90-16
416 GENERAL GEORGE PATTON (ADDRESS)	(ADDRESS)	PARCEL 175
NASHVILLE, TN 37221 (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, Gustavo E. Naranjo and wife, Esther Naranjo

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wayne Greer

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 No. 508 on the Plan of Charlotte Park, Section VII, of record in Book 2663, page 122, Register's Office for Davidson County, Tennessee.

Said Lot No. 508 fronts 66 feet on the northwesterly side of Achievement Drive and runs back 129.1 feet on the northerly line and 130.1 feet on the southerly line to a dead line in the rear on which it measures 88 feet.

Being the same property conveyed to Gustavo E. Naranjo and wife, Esther Naranjo by deed from A. C. Ferrell and iwfe, Minnie Ferrell of record in Book 4633, page 215, Register's Office for Davidson County, TN.

INCLUDED in the above description, but expressly EXCLUDED from this conveyance is that parcel of land containing 449 sq. feet or 0.010 acres, more or less, conveyed to the Metropolitan Government of Nashville & Davidson County of record in Instrument No. 20040109-0003631, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 2881, page 350, and agreement of record in Book 2593, page 566, said Register's Office.

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

CONTINUED

unimproved ( )
This is improved (X) property, known as 523 Achievement Drive, Nashville, TN 37209
(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 hand s this 30th day of March, 2006

Gustavo E Naranjo by Gus S Naranjo Jr attorney in fact.
Gustavo E. Naranjo BY: GUS NARANJO, JR. BY POWER OF ATTORNEY RECORDED IN INSTRUMENT NO.
Esther Naranjo by Gus S Naranjo Jr attorney in fact. REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN
Esther Naranjo BY: GUS NARANJO, JR. BY POWER OF ATTORNEY RECORDED IN INSTRUMENT NO.
REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon_____ oath(s) acknowledged _____to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____on this the _____ day of _____ .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On March 30, 2006, before me personally appeared Gus Naranjo, Jr. to me known to be the person who executed the foregoing instrument in behalf of Gustavo E. Naranjo and Esther Naranjo and acknowledged that he executed same as the free act and deed of said above named for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of March ,2006.

My Commission Expires

11/14/09

LAURI A. BEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Lauri A. Beasley
Notary Public

LEGAL DESCRIPTION CONTINUATION

including an easement to the Metropolitan Government of Nashville & Davidson County, of record in Instrument No. 20040109-0003631 and to all matters shown on the plan of record in Book 2663, page 122, said Register's Office.

Taxes for the year 2006 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.