WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/06/06 12:33 2 pgs
Fees:13.00 Taxes:664.15

20061206-0150820

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 179,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November 2006

Carol A Clawson
Notary Public

MY COMMISSION EXPIRES: 3-20-10
(AFFIX SEAL)

CAROL A. CLAWSON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jose Aparicio (NAME)	Countrywide Home Loans, Inc. (NAME)	MAP 42-04
416 E. Campbell Road (ADDRESS)	4500 Park Granada (ADDRESS)	PARCEL 50
Madison, TN 37115 (CITY) (STATE) (ZIP)	Calabasas, CA 91302-1613 (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, Bill Thornton and wife, Elaine Thornton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jose Aparicio and wife, Noemi Zelaya

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. 1 on the First Revision of Lot 21 Bransford Realty Company's Amqui Subdivision, which is of record by Instrument No. 20050617-0069471 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being part of the property conveyed to Bill Thornton and wife, Elaine Thornton by Special Warranty Deed dated February 25, 2004, from Mortgage Electronic Registration Systems, Inc., of record by Instrument No. 20040323-0032689 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2007, and subsequent years, easements and restrictive covenants of record.

unimproved ( )
This is improved (X) property, known as 416 East Campbell Road, Madison, TN 37115
(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 21st day of November, 2006

Bill Thornton

Elaine Thornton

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 Bill Thornton and wife, Elaine Thornton

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 Goodlettsville Tennessee, this 21st day of November 2006.

Commission expires

D. Annette Maples
Notary Public

D. ANNETTE MAPLES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV. 25, 2006

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

RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067