Return To:
Elite Title Company
109 Westpark Drive
Suite 250
Brentwood, TN 37027

607022Z

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $165,000.00

DANA L. AUSTIN
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY, TENN.

Affiant

Subscribed and sworn to before me, this 22 day of May, 2007.

Notary Public
My commission expires: 7/27/10

05-0704-63581

Address of New Owner:	Send Tax Bills to:	Tax Information
Raymond B. Manley 225 Cedarmont Circle Nashville TN 37211	Same	162-13-0-210

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Jose Fulgueiro Herrada and wife, Marlen Santana Perez**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Raymond B. Manley and wife, Pamela J. Manley**, hereinafter called the Grantees, their successors 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. 28, on the plan of Monte Carlo, Section 2-C, of record in Book 5200, Page 66 and amended in Book 6225, Page 368, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jose Fulgueiro Herrada and wife, Marlen Santana Perez by deed from G. R. Rogers, dated 7/9/2004, recorded 8/3/2004, of record in Instrument No. 20040803-0092899, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 225 Cedarmont Circle, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 05/31/07 11:54 2 pgs
Fees:13.00 Taxes:610.50
20070531-0064663

WITNESS my hand this 18th day of MAY, 2007.

Jose Fulgueiro Herrada

Marlen Santana Perez

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Jose Fulgueiro Herrada and Marlen Santana Perez**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Hendersonville, TN, this 18th day of MAY, 2007.

Notary Public
State of Tennessee at Large

My Commission expires: 5/22/2010

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/22/2010