Return To:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

Davidson County DEEDWARR
Recvd: 03/10/08 09:51 2 pgs
Fees:13.00 Taxes:476.93
20080310-0023717

THIS INSTRUMENT PREPARED BY:
M. Kevin Heffelman
Nippert & Nippert Attorneys
150 South Main Street
Ashland City, TN 37015
(615)792-1269

Name and Address of New Owners:

Donnetta Faye Hawkins
4937 Buena Vista Pike
Nashville, TN 37218

Persons Responsible for Taxes:

Same Homecomings Financial, LLC
2101 Rexford, Suite 250W
Charlotte, NC 28211

Map/Parcel Number: 059-00-0-039.03 /

WARRANTY DEED

For and in consideration of the sum of **One Hundred Twenty Eight Thousand Nine Hundred ($128,900.00) Dollars** cash in hand paid, the receipt of which is hereby acknowledged, I, **Carlos Antonio Fuentes**, the GRANTOR, have bargained and sold, and by these presents does transfer and convey unto the said **Donnetta Faye Hawkins, unmarried**, the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 2 on the Final Minor Plat of Brien Subdivision of record in Instrument No. 20070308-0029076, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said property.

Being the same property conveyed to Carlos Antonio Fuentes by Quitclaim Deed from Pedro Reyes and wife, Deanna Reyes, dated May 17, 2007, of record in Instrument No. 20070608-0068735, Register's Office for Davidson County, Tennessee.

More Commonly known as: 4937 Buena Vista Pike, Nashville, TN 37207

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.

Whenever 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 the 27th day of February, 2008 .

GRANTOR:

Carlos Antonio Fuentes

Carlos Antonio Fuentes

STATE OF TENNESSEE NOTARY PUBLIC
M. KEVIN HEFFELMAN
CHEATHAM COUNTY, TENN.

AKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

On this 27th day of February, 2008, before me, M. Kevin Heffelman, personally appeared **Carlos Antonio Fuentes**, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument and acknowledge that they executed the same as their free act and deed.

M. KEVIN HEFFELMAN STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: July 27, 2010.

AFFIRMATION

I hereby swear or affirm that to the best of Affiant's knowledge, information and belief, the actual consideration for the transfer or the value of the property transferred, whichever is greater, is $128,900.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant/Grantee

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

On this the 27th day of February, 2008, before me, M. Kevin Heffelman, personally appeared Nichole Richardson, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledge that he/she executed the same as his/her free act and deed.

M. KEVIN HEFFELMAN STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY TENN.

NOTARY PUBLIC
My Commission Expires: July 27, 2010.