Davidson County DEEDWARR
Recvd: 05/14/08 10:30 2 pg
Fees:13.00 Taxes:514.30

20080514-0049477

McCann & Hubbard
1804 Williamson Ct., Ste. 201
Brentwood, TN 37027
615-377-3319

Prepared by:
Realty Title & Escrow Company, Inc.
913 Conference Drive, Suite 101
Goodlettsville, TN 37072

ALICIA R. HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES OCTOBER 10, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $139,000.00

Affiant

Subscribed and sworn to before me, this 8th day of May, 2008.

Notary Public
My commission expires:

08-0804-91230

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Dember Chavez 1013 Prim Dr. Madison TN 37115	New South Financial 213 Overlook Circle, Ste A-4 Brentwood, TN 37027	033-16-0 031.00

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, Daltina Lovell and husband, Keith Lovell, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Dember Omar Chavez, unmarried, and Israel O. Alvarado, unmarried, 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. 76, on the Plan of Primrose Acres, of record in Book 2663, Page 106, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Daltina Lovell and husband, Keith Lovell by deed from Tara D. Hixson, dated June 30, 2000, recorded July 6, 2000, of record in Instrument No. 20000706-0067077, 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 1013 Prim Dr., Madison, TN 37115

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.

WITNESS my hand this 2ND day of ~~April~~ MAY, 2008.

Keith Lovell

Keith Lovell

Daltina Lovell

Daltina Lovell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Keith Lovell and Daltina Lovell, 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 GOODLETTSVILLE, TN, this 2ND day of ~~April~~ MAY, 2008.

Karen McCalla

State of Tennessee at Large

My Commission expires: 5-31-11

KAREN McCALLA
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN