Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Davidson County DEEDWARR
Recvd: 06/20/08 14:27 2 pgs
Fees:13.00 Taxes:405.15

20080620-0063806

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $109,500.00

Ashley Neese
Affiant

Subscribed and sworn to before me this 20th day of June, 2008.

Robyn C. DuBray
Notary Public
My commission expires: 5/8/2011

ROBYN DUBRAY NOTARY PUBLIC STATE OF TENNESSEE WILSON CO. TENN.

06-0806-73076

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Azucena Hernandez	New South FSB	149-09--0-099
236 Manatee CT	213 Overlook Circle, Ste. A-4	
Antioch TN 37013	Brentwood, TN 37027	

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, Kenneth P. Mays, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Azucena Hernandez, an unmarried woman, 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. 32, on the Plan of Barclay Square, Section I, of record in Book 4460, Page 141, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kenneth P. Mays *unmarried by deed from Christian Michael Cole, dated March 31, 1998, recorded April 2, 1998, of record in Book 10867, Page 592, 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 236 Manatee CT, Antioch, TN 37013

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 12th day of June, 2008.

Kenneth P. Mays

STATE OF GEORGIA
COUNTY OF Fulton

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kenneth P. Mays, 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 this 12th day of June, 2008.

Notary Public

CAROLYN J JONES NOTARY PUBLIC Clayton County, GA

My Commission expires _____

CAROLYN J JONES
Notary Public
Clayton County
State of Georgia
My Commission Expires Nov 13, 2009

Record and Return to:
Prestige Title, LLC
1600 Westgate Circle, Ste 200
Brentwood, TN 37027