Return to: Southern Land Title & Escrow, Inc.
934 Oldham Drive, Suite 100-A
Nolensville, TN 37135
615-776-7461

BILL GARRETT, Davidson County
Trans:T20090035289 DEEDWARR
Recvd: 05/29/09 08:51 2 pgs
Fees:13.00 Taxes:342.25
20090529-0049277

#724

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO	[MAP-PARCEL NO.]
Mara B. Jimenez and husband, Eleazar Jimenez	Pinnacle National Bank	Map- 120-06-0-
1310 Saturn Drive	**211 Commerce Street, St 300**	Parcel- 003.00
Nashville, TN 37217	Nashville, TN 37201	

This instrument prepared by: Southern Land Title & Escrow, Inc., 934 Oldham Drive, Suite 100-A, Nolensville, TN 37135

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Amy E. Fields, unmarried,** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Mara B. Jimenez and husband, Eleazar Jimenez,**(The "Grantees"), their heirs and assigns certain tract or parcels of land in **DAVIDSON** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 130, on the Plan of Stardust Acres, of record in Plat Book 1424, page 92, said Register's Office, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Amy E. Fields by special warranty deed dated July 20, 2004 from Secretary of Veterans Affairs, Washington, DC 20420 of record in Instrument No. 20040809-0095525, said Register's Office.

This is the same description as used in the last deed of record.

This conveyance is subject to the following:

1. **2009 Taxes, a lien not yet due and payable and assumed by Grantee.**
2. **Restrictions of record in Book 1682, page 1, said Register's Office.**
3. **All matters appearing of record in Plat Book 1424, page 92, said Register's Office.**

This is improved property commonly known as: 1310 Saturn Drive, Nashville, TN 37217.

[STATE OF TENNESSEE]
[COUNTY OF WILLIAMSON]

The actual consideration or value, whichever is greater for this transfer is $92,500.00.

Affiant

Subscribed and sworn to before me this 22 day of May, 2009.

Notary Public
My Commission Expires: 01/22/2011

JUDY PAINTER-ROSE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires January 22, 2011

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, her heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind herself and assigns, to warrant and forever defend the title to the Property to the said Grantees, her heirs and/or assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 22nd day of May, 2009.

Amy E. Fields 5/22/09

Amy E. Fields

[STATE OF TENNESSEE]
[COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Amy E. Fields**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged **SHE** executed the within instrument.

WITNESS my hand and official seal at Nolensville, Tennessee, this 22 day of May, 2009.

Notary Public
My Commission Expires: 01/22/2011

JUDY PAINTER-ROSE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires January 22, 2011