| Address New Owner(s) | Send Tax Bills To: | Map-Parcel Number(s) |
|---|---|---|
| Victor Longino Bustillo<br><br>176 Blackpool Drive<br>Antioch, TN 37013 | SWBC<br><br>9311 San Pedro, Ste 100<br>San Antonio, TX 78216 | 173-10-0-C-019.00CO |

**THIS INSTRUMENT PREPARED BY:**
TrustLand Title & Escrow, LLC.
1720 West End Avenue, Suite 400
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is **$205,696.00**

Affiant

Subscribed and sworn to before me, this the 7th day of October, 2009.

Notary Public

My Commission Expires: _____
(Affix Seal)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 8, 2012

# WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged **Harvest Homes, LLC, a Tennessee limited liability company, ("Grantor"),** has bargained and sold, and does hereby bargain, sell, transfer and convey unto **Victor Longino Bustillo and Soutsaha Bustillo, husband and wife, ("Grantee"),** and Grantee's successors and assigns, certain tracts or parcels of land located in **Davidson** County, **Tennessee,** to wit:

Land in Davidson County, Tennessee, Being Lot No. 31 on the Plan of Delvin Downs, Phase 1, of record in Instrument No. 20070807-0094328, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.

Being a part of the same property conveyed to Urban Land Development, LLC., a Tennessee limited liability company, by deed from Delvin Downs Venture, LLC, a Tennessee limited liability company, dated September 8, 2006, of record in Instrument No. 20060913-0113162, and being further conveyed to Harvest Homes, LLC, a Tennessee limited liability company by Special Warranty Deed from Urban Land Development, LLC, a Tennessee limited liability company, dated March 28, 2008, of record in Instrument No. 20080403-0033658, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Property taxes for the year 2009, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorate share thereof to GRANTEES who will be responsible for payment of said taxes. (2) all applicable zoning ordinances (3) utility, sewer, drainage and other easements of record, (4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (5) building restrictions, and (6) other matters of public record.

This is improved property located at: **176 Blackpool Drive, Antioch, TN 37013**

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estates, title, and interest thereto belonging to the Grantees. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as set forth herein.

GRANTORS further covenants and binds themselves, their heirs, successors, and representatives to warranty and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

WITNESS our hands on the 7th day of **October, 2009.**

**Harvest Homes, LLC**

By: **William T Oldham**
It's **Chief Manager**

BILL GARRETT, Davidson County
Trans:T20090069782 DEEDWARR
Recvd: 10/13/09 15:49 2 pgs
Fees:13.00 Taxes:761.08

20091013-0095006

**STATE OF TENNESSEE**

**COUNTY OF DAVIDSON**

Before me, the undersigned a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **William T Oldham**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the **Chief Manager** of **Harvest Homes, LLC,** the within named bargainor, a limited liability company, and that he as such **Chief Manager**, as duly authorized executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by himself as **Chief Manager**.

Witness my hand and Official Seal this the **7th** day of **October, 2009**.

Notary Public

My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC

My Commission Expires MAY 8, 2012