WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 129,900.00

X David Robert Meeks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of November, 2009.

Notary Public:

MY COMMISSION EXPIRES: 11.22.10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Leandro Alvarez-Martinez	First Community Mortgage, Inc.	Parcel ID:
3895 Priest Lake Drive	1610 S. Church Street	13603003200
Nashville, TN 37217	Murfreesboro, TN 37130	

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

David Robert Meeks

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Leandro Alvarez-Martinez and Teresita Josefina Albarracin, husband and wife, and Edgar Gonzalez, *
hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 144, on the Plan of Priest Lake Park, Section Four, of record in Plat Book 4460, Pages 15, 16, and 17, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

*a single person

Being the same property conveyed to Robert Grimes Meeks by deed of record in Instrument 20080303-0021031, said Register's Office. The said Robert Grimes Meekes now being deceased, leaving as sole heir the Grantor herein. See also Probate File #08P-910, of record in the Probate Court for Davidson County, Tennessee.

This conveyance is subject to: (1) All matters appearing on the plan of record in Plat Book 4460, pages 15, 16 and 17, said Register's Office; and (2) Restrictive Covenants of record in Book 4505, page 774, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3895 Priest Lake Drive, Nashville, TN 37217

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. 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 17th day of November, 2009.

David Robert Meeks

BILL GARRETT, Davidson County
Trans:T20090079322 DEEDWARR
Recvd: 11/23/09 09:13 2 pgs
Fees:13.00 Taxes:480.63

20091123-0107208

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Robert Meeks, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of November, 2009.

My Commission Expires: 11-22-10

Notary Public

