BILL GARRETT, Davidson County
Trans:T20100005096 DEEDWARR
Recvd: 01/26/10 12:56 2 pgs
Fees:13.00 Taxes:4421.50
20100126-0006632

WARRANTY DEED

MONTE POE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,195,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS **22nd** day of **January, 2010**

Notary Public

MY COMMISSION EXPIRES: 9/3/12

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Adrian Rodriguez and Alice Rodriguez	New Owner	115-8-37.00
(NAME) 719 Brownlee Drive	(NAME)	
(ADDRESS) Nashville, TN 37205	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, I, **Richard L. Cammeron**, married, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Adrian Rodriguez and Alice Rodriguez, husband and wife**, 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:

Land in Davidson County being Lot No. 366 on the plan of West Meade Farms, Inc., section K, of record in Book 2133, page 47, in the Register's Office for Davidson County, Tennessee.

Said Lot 366 runs 130 Feet on the Westerly side of Brownlee Drive and runs back 355 Feet on the Northerly line and 354.9 Feet on the Southerly line, to a deadline measuring 123 Feet thereof.

Being the same property conveyed to Richard L. Cammeron by Warranty Deed from Joan S. Zachary and Cheri M. Fee, dated May 9, 2007 and recorded in Instrument No. 20070516-0058794, Register's Office for Davidson County, Tennessee.

SUBJECT PROPERTY IS NOT, NOR HAS EVER BEEN THE PRINCIPAL RESIDENCE OF THE GRANTOR.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☑ property, known as 719 Brownlee Drive, Nashville, TN 37205

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 I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 **22nd** day of **January, 2010**

Richard L Cammeron by Linda Seaton

Richard L. Cammeron by Linda Seaton, his Attorney-in-Fact his attorney in fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Linda Seaton, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Richard L. Cammeron, as his Attorney In Fact, under Power of Attorney bearing Inst. No. 20100126-0010031, Register's Office for Davidson County, Tennessee, and who acknowledged the execution of the same to be the free act and deed of Richard L. Cammeron, under said Power of Attorney.

Witness my hand and official seal at office in Franklin, Tennessee, this the 22nd day of January, 2010.

Notary Public

My Commission Expires:

DAWN D. CHASE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires April 20, 2010