Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Jaime Vasquez Padilla
616 Monte Carlo Dr
Antioch, Tennessee 37013

SEND TAX BILL TO:
~~**Owner**~~
Mortgagee

MORTGAGEE:
SWBC Mortgage Corporation
213 Overlook Circle, Suite A4
Brentwood, TN 37027

MAP **172-4**
GROUP
PARCEL **12.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Patrick Alan Hayden and wife, Nancy Alicia Hayden,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Jaime Vazquez Padilla, unmarried**, hereinafter called the GRANTEE, his 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, Tennessee, being Lot No. 5 on the Plan of Monte Carlo Estates, Section 1, of record in Plat Book 4675, page 68, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Patrick Alan Hayden and wife, Nancy Alicia Hayden by deed from Dale Stephen Amyot and wife, Susan Sexton Amyot dated October 21, 1981 of record in Book 5811, page 188, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2011 and subsequent years.

This is **improved** property known as **616 Monte Carlo Dr, Antioch, Tennessee 37013.**

BILL GARRETT, Davidson County
Trans:T20100079977 DEEDWARR
Recvd: 12/20/10 14:54 3 pgs
Fees:18.00 Taxes:481.00
20101220-0101157

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns , forever, and, GRANTORS do covenant with the said GRANTEE that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and his 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 our hands this the **6th** day of **December, 2010.**

Patrick Alan Hayden

Patrick Alan Hayden

Nancy Alicia Hayden

Nancy Alicia Hayden

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Patrick Alan Hayden and wife, Nancy Alicia Hayden**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 6th day of December, 2010.

Robert M. Loffi
NOTARY PUBLIC

ROBERT M. LOFFI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5/8/2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $130,000.00.

AFFIANT

Subscribed and sworn to before me on this 6th day of December, 2010.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 5/8/2012

ROBERT M. LOFFI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY