

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is **$404,500.00.**

Affiant

Subscribed and sworn to before me, this the 17 day of May, 2012.

Hillary Torrence
Notary Public

My commission expires: 12-10-12
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC, Attorney at Law
109 Westpark Drive, Ste. 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Julie D. Luengas	Farmington Financial Group LLC	**131-14-0-003**
4600 Skymont Drive	2002 Richard Jones Road, Ste 300A	
Nashville, TN 37215	Nashville, TN 37215	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Carla N. Beach, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Julie D. Luengas and Alfonso A. Luengas, wife and husband

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson County, Tennessee COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot(s) 276, as shown on the map entitled Tynewood Estates, Section 2, of record as Plat Book 2900, pages 89 and 90, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to CARLA N. BEACH, UNMARRIED, by deed from JAMES DONALD LUTHER and wife, KAREN V. LUTHER, of record as Instrument No. 20060530-0062870, dated May 25, 2006, said Register's Office.

This is improved property, known as **4600 Skymont Drive, Nashville, TN 37215.**

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 Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, 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 my/our hand(s) this 17th day of May, 2012.

Carla N. Beach
Carla N. Beach

BILL GARRETT, Davidson County
Trans:T20120037675 DEEDWARR
Recvd: 05/22/12 14:51 2 pgs
Fees:13.00 Taxes:1496.65

20120522-0044444

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Carla N. Beach**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 17th day of **May, 2012.**

Hillary Torrence
Notary Public

HILLARY TORRENCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 12-10-12

RETURN TO: