STATE OF TENNESSEE }
COUNTY OF Chester }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $44,100.00

IRMA TORRES.
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 22 DAY OF August, 2012.

NOTARY PUBLIC

My Commission expires: 4/22/16

CHEATHAM COUNTY NOTARY PUBLIC STATE OF TENNESSEE LEWIS BROWN

Prepared by:
L. Broner McCoy
Attorney at Law
102 N. Main
Ashland City, TN 37015
File: 12060027

Address of New Owner
Samuel Rangel and Irma Torres, Husband and Wife
6135 Marrowbone Lake
Joelton, TN 37080

Send Tax Bills To:
Same

Tax Information:
028-00-0-007

BILL GARRETT, Davidson County
Trans:T20120063059 DEEDWARR
Recvd: 08/23/12 09:58 2 pgs
Fees:13.00 Taxes:163.17
20120823-0075815

Warranty Deed

For and in consideration of the sum of TEN and NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Timothy Alan Pulley and Tamara Sue Pulley, Husband and Wife,** hereinafter called the **Grantor(s)**, have bargained and sold, and by these presents do transfer and convey unto **Samuel Rangel and Irma Torres, Husband and Wife,** hereinafter called the **Grantee(s)**, his/her/their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

BEING A TRACT OF LAND AS SHOWN ON PROPERTY MAP 28 PARCEL 7, ASSESSOR'S OFFICE AND LYING WHOLLY WITHIN THE 1st COUNCILMANIC DISTRICT OF DAVIDSON COUNTY, METROPOLITAN NASHVILLE, TENNESSEE. BOUNDED IN GENERAL BY MARROWBONE LAKE ROAD ON THE NORTH; CLAUDE WENDELL POWERS ON THE EAST; JOHNNY L. JONES ON THE SOUTH; WILLIAM O. EARLES ON THE WEST, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING IRON PIN ON THE SOUTH SIDE OF MARROWBONE LAKE ROAD IN THE WEST LINE OF CLAUDE WENDELL POWERS (REF. DEED BOOK 3028 PAGE 485 R.O.D.C.), THENCE WITH POWERS' WEST LINE S44°37'14"W 1471.13' TO AN IRON PIN SET; THENCE N35°36'16"W 156.23' TO AN IRON PIN SET. THE SOUTH EAST CORNER OF WILLIAM O. EARLES (REF. DEED BOOK 3400 PAGE 143 AND DEED BOOK 4704 PAGE 197 R.O.D.C.); THENCE WITH EARLES EAST LINES N44°51'53"E 1499.73' TO AN IRON PIN SET IN THE CENTER OF MARROWBONE CREEK ROAD; THENCE LEAVING EARLES AND WITH THE CENTER OF MARROWBONE CREEK ROAD WITH A CURVE TO THE LEFT HAVING THE FOLLOWING CHARACTERISTICS: DELTA=19°03'52"; RADIUS=216.92'; ARC=72.18'; TANGENT=36.43'; CHORD=S42°24'40"E 71.85' TOI A POINT; THENCE S51°56'36"E 76.33' TO A POINT, THE NORTH WEST CORNER OF THE AFOREMENTIONED CLAUDE POWERS; THENCE WITH POWERS' WEST LINE S44°37'14"W 60.12' TO THE POINT OF BEGINNING, CONTAINING 5.23 ACRES, MORE OR LESS, BASED ON A SURVEY BY PERRY A. CHAPDELAINE, JR. R.L.S.#882, RT. 4. BOX 137, FRANKLIN, TENNESSEE 37064 AND DATED JUNE 23,1983.

Being the same property conveyed to Timothy Alan Pulley and wife, Tamara Sue Pulley by deed from Lloyd White, Sr., and wife, Juanita H. White, dated 10/14/1985 and recorded 11/01/1985 at Book 6699, page 739, Register's Office for Davidson County, Tennessee.

Included with this conveyance is the 1995 BUCC ALB, manufactured home, VIN 000000ALBUS23349A/B, previous title nos: 49618744 and 49618747, which has become and is intended to affix such that the manufactured housing unit is an improvement to and made part of the real property, and to which the certificate of title has been properly surrendered to the State of Tennessee (detitled) pursuant to TCA §55-3-138, on April 8, 2011.

This is improved property generally located:
6135 Marrowbone Lake, Joelton, TN 37080

SUBJECT TO THE FOLLOWING:

1. 2012 City and/or County Property Taxes have been prorated and have been assumed by and are the responsibility of Grantee.

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(s) his/her/their heirs and assigns, forever. I/We do covenant with said Grantee(s) that I/We are/am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out herein or as to other matters appearing of record. I/We further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the Grantee(s), his/her/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.

IN WITNESS WHEREOF, **Timothy Alan Pulley and Tamara Sue Pulley** has/have caused this instrument to be executed, this the 22 day of August, 2012

Timothy A Pulley
Timothy Alan Pulley

Tamara Sue Pulley
Tamara Sue Pulley

STATE OF TN
COUNTY OF Cheatham

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Timothy Alan Pulley and Tamara Sue Pulley,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

This the 22 day of August, 2012

My commission Expires: 9/24/14

NOTARY PUBLIC

LEWIS BRONNON MCCOY
STATE OF TENNESSEE
NOTARY PUBLIC
CHEATHAM COUNTY