ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Carlos Santos and Maria Alejandra Romero 152 Heritage Trace Drive Madison, TN 37115	New Owners	Map and Parcel 042110B12500CO
This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, TN 37205. Prepared from information furnished by the parties hereto.		Box 26b 14560

WARRANTY D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Kevin Bass and wife, Clara Elia Tapia-Bass (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Carlos Santos, a single person and Maria Alejandra Romero, a single person (The "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Real property in Davidson County, Tennessee, being Unit No. 152 on the Plan of Heritage Village Condominiums, which plat is identified as Exhibit "A" in Master Deed for Heritage Village Condominiums of record in Book 4758, page 179, as amended in Book 4808, page 829, Book 5102, page 383, Book 6380, page 989 and supplemented and amended in Book 6484, page 287, Book 9654, page 906 and Instrument Number 20040804-0093767, in the Register's Office for Davidson County, Tennessee, with all fixtures, appliances, wall covering, carpets or other improvements therein and an undivided interest in the general and limited common elements appurtenant thereto.

Being the same property conveyed to Kevin Bass and wife, Clara Elia Tapia-Bass by Warranty Deed from Charles D. Williamson of record in Instrument Number 20091202-0110293, in the Register's Office of Davidson County, Tennessee.

This is improved real property located on 152 Heritage Trace Drive, Madison, Tennessee 37115.

This conveyance is subject to the following:

1. Taxes for the year 2014 for Davidson County, Tennessee.
2. Master Deed, Restrictions and By-Laws of record Book 4758, page 179, as amended by instrument of record in Book 4808, page 829, Book 5102, page 383, Book 6380, page 989, Book 6484, page 287, Book 9654, page 906 and book 9256, page 848, said Register's Office for Davidson County, Tennessee.

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $138,000.00
(
(
(Subscribed and sworn to before me
(this 29th day of October, 2013
(
(
(
(
(My Commission Expires: May 8, 2017

Affiant

Notary Public

ROBERT J. NOTESTINE III STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Comm. Expires May 8, 2017

BILL GARRETT, Davidson County
Trans:T20130092944 DEEDWARR
Recvd: 10/30/13 12:46 2 pgs
Fees:13.00 Taxes:510.60
20131030-0112720

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantors do covenant with the said Grantees that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 29th day of October, 2013.

KEVIN J. BASS

CLARA ELIA TAPIA-BASS

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared, Kevin J. Bass and wife, Clara Elia Tapia-Bass whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal of Nashville, Tennessee, on this 29th day of October, 2013.

Notary Public

My Commission Expires:

ROBERT J. NOTESTINE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 8, 2017