BILL GARRETT, Davidson County
Trans:T20140014460 DEEDWARR
Recvd: 03/03/14 12:22 2 pgs
Fees:13.00 Taxes:414.40
20140303-0017776

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $142,000.00.

Affiant

LAURA JANE SHOUN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Subscribed and sworn before me this the 21st day of February, 2014.

Notary Public
My commission expires: 6/26/2016

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Jose A. Fuentes	CMG Mortgage, Inc. dba CMG Financial	163-2-29
4416 Winton Drive	3160 Crow Canyon Road, Suite 400	
Antioch, TN 37013	San Ramon, CA 94583	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, STAR JAMAL AND HEVEDAR KHIDIR, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to JOSE A. FUENTES AND CECILIA FUENTES, HUSBAND AND WIFE, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Lot Number 80 on the Plan of Hickory Highland Place, Section Two, Phase One, of record in Instrument Number 19991223-0306510 and Instrument Number 199991223-0306511, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description thereof.

Being the same property conveyed to Star Jamal, a Married Man, by Cash Deed for Tennessee from Alphonso Jackson, Acting Secretary of Housing and Urban Development of Washington, D.C., dated May 28, 2004, of record in Instrument No. 20040607-0067084, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 4416 Winton Drive, Antioch, TN 37013.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 21st day of February, 2014.

Star Jamal

Hevedar Khidir

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Star Jamal and Hevedar Khidir, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 21st day of February, 2014.

My commission expires: 4/26/2016

Notary Public

