BILL GARRETT, Davidson County
Trans:T20140078937 DEEDWARR
Recvd: 10/20/14 15:43 2 pgs
Fees:13.00 Taxes:192.40
20141020-0096735

Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075
14-0313HV

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $52,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9th day of October, 2014.

Notary Public
Commission Expires: 3/20/2018

ANGELA A RAMSEY NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY MY COMMISSION EXPIRES MARCH 20, 2018

Address of New Owner	Send Tax Bills To:	Map & Parcel
Blue Hole Investors, LLC 502 E. Old Hickory Blvd. Madison, TN 37115	OWNER	043.13-0-223.00

WARRANTY DEED

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

Maricel Castillor Sierra, now known as Maricel Pena, married

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Blue Hole Investors, LLC

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

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 12, Block H, on the Plan of Forest Park Subdivision, of record in Book 843, Page 44, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Noel Vasallo and wife, Maricel Castillo by Warranty Deed from Richard W. Vaughn, Sr. and wife, Laura W. Vaughn, dated April 1, 1999 and filed for record April 6, 1999 in Book 11418, Page 771, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Noel Vasallo Hernandez a/k/a Noel V. Hernandez and his wife, Maricel Castillo by Quitclaim Deed from Noel Vasallo and wife, Maricel Castillo, dated August 12, 2003 and filed for record September 3, 2003 in Instrument No. 20030903-0127319, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Maricel Castillo Sierra by Quitclaim Deed from Noel Vasallo Hernandez, dated August 29, 2011 and filed for record September 2, 2011 in Instrument No. 20110902-0068502, Register's Office for Davidson County, Tennessee.

Jose Antonio Pena, spouse of Maricel Pena, joins in the execution of this instrument to convey his marital interest, if any, in subject property.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 218 Forest Park Road, Madison, TN 37115.

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 and assigns forever; and we so covenant with the said GRANTEES that we 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 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 9th day of October, 2014.

Maricel Pena

Maricel Pena

Jose Antonio Pena

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Maricel Pena and Jose Antonio Pena** 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.

Witness my hand and official seal at Hendersonville, Tennessee this 9th day of October, 2014.

Angela A. Ramsey

Notary Public
My Commission Expires: 3/20/2018

(Notary Seal)

