WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000.00

Iuliana Perez
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JANUARY, 2003.

JUDY HARRISON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Judy Harrison
Notary Public

MY COMMISSION EXPIRES: My Commission Expires October 25, 2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 02/05/03 10:11 2pgs
Fees:13.00 Taxes:388.50
20030205-0015755

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Iuliana Perez	First National Bank of Arizona	52-08-0-133
(NAME) 1181 Sioux Terrace	(NAME) 1760 Old Meadow Road, 3rd Floor	
(ADDRESS) Madison, TN 37115	(ADDRESS) McLean Virginia 22102	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, J. George Cohron and Wife, Patricia F. Cohron , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Iuliana Perez, Married , 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 Davidson County, Tennessee, being Lot No. 45 on the Plan of Meadows Bend, Section 1, of record in plat Book 5200, page 600, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to J. George Cohron and Wife, Patricia F. Cohron by deed from Robert C. Burgeson and wife, Caroliine P. Burgeson of record in Deed Book 8209, page 345, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

unimproved ☐

This is improved ☒ property, known as 1181 Sioux Terrace, Madison, TN 37115

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 do 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 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 30th day of January, 2003.

J. George Cohron

Patricia F. Cohron by J. George Cohron atty. in fact

STATE of Tennessee
COUNTY of Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named J. George Cohron and ~~Wife, Patricia F. Cohron~~ the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that ~~they~~ he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 30th day of January, 2003.

My Commission Expires: _____

JUDY HARRISON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE
My Commission Expires October 25, 2003

Notary Public

File Number2212092
RETURN TO:
Cumberland Title Company
216 Centerview Drive
Suite 139
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

ON this the 30th day of January, 2003, before me, the undersigned officer, personally appeared J. George Cohron, know to me (or satisfactorily proven) to be the person whose name is subscribed as attorney in fact for Patricia F. Cohron, and acknowledged that he/she executed the same as the act of his/her principal for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

My Commission Expires: _____

Notary Public, Judy Harrison

JUDY HARRISON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE
My Commission Expires October 25, 2003