WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $44,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF OCTOBER, 2007. Notary Public MY COMMISSION EXPIRES: October 26, 2008. (AFFIX SEAL)

SHANNA RAY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Blvd., Ste. 200, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Virginia Angel		149-05
(NAME)	(NAME)	
4761 Terragon Trail	NEW OWNER	
(ADDRESS)	(ADDRESS)	167
Antioch, TN 37013		
(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, I, **Steve DeSoto, an unmarried man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Virginia Angel**, 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:

Being Lot No. 85 on the Plan of Re-Subdivision of Lots 84 and 85 Section Five Revised Terragon Trails, as shown of record as Instrument No. 20030411-0048369 and Instrument No. 20030428-0056558, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Steve DeSoto, an unmarried man by deed from Judith K. Rodriguez and husband, Juan Rodriguez, Jr. filed of record 06/14/07 in Instrument No. 20070614-0071211, Register's Office of Davidson County, Tennessee.

Subject to all matters as shown on plat of record as Instrument No. 20030411-0048369 and Instrument No. 20030428-0056558, Register's Office of Davidson County, Tennessee.

Subject to Property Line Agreement as shown of record as Instrument No. 20040729-0090684 and Instrument No. 20040729-0090685, Register's Office of Davidson County, Tennessee.

Subject to Driveway Easement as shown of record in Book 5364, Page 778, Register's Office of Davidson County, Tennessee.

Subject to restrictions as shown of record in Book 5179, Page 214, Register's Office of Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 4761 Terragon Trail, Antioch, TN 37013

(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.

Davidson County DEEDWARR
Recvd: 11/14/07 09:04 2 pgs
Fees:13.00 Taxes:162.80
20071114-0133343

Witness my hand this 31st day of October, 2007.

Steve DeSoto

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public, Steve DeSoto, the within named bargainor(s), 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 purpose therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee this 31st day of October, 2007.
Commission expires: October 26, 2008

Shanna Ray Notary Public

SHANNA RAY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY