WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $~~165,000.00~~ 78,000.00

Melissa C Sundgren
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JANUARY, 2008.

William D Gregory
Notary Public

MY COMMISSION EXPIRES: 3-24-2011
(AFFIX SEAL)

File 43

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 01/11/08 10:39 2 pgs
Fees:13.00 Taxes:658.60
20080111-0003523

B-5605

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Neil Mendez	Neil Mendez	062-15-0 018.00
(NAME)	(NAME)	
2612 Lishwood Drive	2612 Lishwood Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Nashville, TN 37214	
(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, Robert L. Robinson II and wife, Sandra S. Robinson and Robert L. Robinson, individually, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Neil Mendez and wife, Blanca Mendez, 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. 116 on the plan of Sutherland Heights, Section 3, of record in Book 2663, Page 117, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description thereof.

BEING all of the same property conveyed to Robert L. Robinson II and Robert L. Robinson by Warranty Deed from Jackson L. Lewis and wife, Sandra M. Lewis of record in Book 9201, Page 344, Register's Office for Davidson County, Tennessee.

Robert L. Robinson II executes this Warranty Deed for and on behalf of himself and Robert L. Robinson pursuant to a Power of Attorney recorded simultaneously herewith.

Upon oath, Robert L. Robinson, warrant, covenant and certify that the aforedescribed real property is not his homestead as defined by Statute.

Sandra S. Robinson joins in this conveyance to relinquish any right he/she may have in and to the property herein described by virtue of marriage to Robert L. Robinson II.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 2612 Lishwood Drive, Nashville, TN 37214
(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.

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

Witness our hands this 9th day of January, 2008.

Sandra S. Robinson

Sandra S. Robinson

Robert L. Robinson II

Robert L. Robinson By: ~~Robert~~ L. Robinson II, Attorney-in-fact

Attorney-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 Robert L. Robinson II the 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 purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 9th day of January, 2008.

Commission expires: 1-16-08

Susan B. Mott State of Tennessee Notary Public Williamson, County

Notary Public

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 Sandra S. Robinson the 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 purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 9th day of January, 2008.

Commission expires: 1-16-08

Susan B. Mott State of Tennessee Notary Public Williamson, County

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Robert L. Robinson II, known to me or satisfactorily proven to be the person who executed the foregoing instrument in behalf of Robert L. Robinson, and acknowledged that he/she executed the same by Power of Attorney, as the free act and deed of said Robert L. Robinson. Witness my hand and Notarial Seal this 9th day of January, 2007.

My Commission Expires: 1-16-08

Susan B. Mott State of Tennessee Notary Public Williamson, County

Notary Public

RETURN TO:

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027