BILL CARRETT, Davidson County
Trans:T20130073034 DEEDWARR
Recvd: 08/23/13 11:00 2 pgs
Fees:13.00 Taxes:406.63

20130823-0089135

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,900.00

Affiant

Subscribed and sworn to before me, this 13TH DAY OF AUGUST, 2013.

Notary Public

MY COMMISSION EXPIRES: 8/23/14

(AFFIX SEAL)

LINDSEY G. BOSWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bezaleel Castro and Jaqueline Castro, husband and wife	Mortgage Investors Group	165090A01800CO
	(NAME)	
1928 Port James Circle	8320 East Walker Springs Lane, Ste. 200	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Knoxville, TN 37923	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Beth Elaine Warren, an unmarried woman, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Bezaleel Castro and Jaqueline Castro, husband and wife, hereinafter called the Grantees, their heirs and assigns, that 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. 78 ON THE PLAN OF LAKEWOOD VILLAGE, SECTION ONE, OF RECORD IN BOOK 9700, PAGE 464 AND BOOK 9700, PAGE 555, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO BETH ELAINE WARREN, AN UNMARRIED WOMAN BY WARRANTY DEED FROM PEGGY M. WARREN, A MARRIED WOMAN AND MARGARET CAROLE ROBERTSON, A MARRIED WOMAN, OF RECORD IN INSTRUMENT NO. 20110907-0069106, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR THE YEAR 2013 AND SUBSEQUENT YEARS.

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

unimproved ( )
This is improved (X) property, known as 1928 Port James Circle, 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.

Witness my/our hand(s) this 13th day of August, 2013.

WARRANTY DEED
(Continued)

Beth Elaine Warren
Beth Elaine Warren

STATE OF ALABAMA

COUNTY OF MOBILE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Beth Elaine Warren, an unmarried woman, the herein bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 13th day of August, 2013.

Regina B. Rasool
Notary Public

Regina B. Rasool
Notary, Alabama State at Large
Commission Expires August 9, 2016

My Commission Expires:

(SEAL)

RETURN TO:
Signature Title Services, LLC
4711 Trousdale Drive, Ste. 120
Nashville, TN 37220