BILL GARRETT, Davidson County
Trans:T20140032628 DEEDWARR
Recvd: 05/12/14 10:35 3 pgs
Fees:18.00 Taxes:517.63
20140512-0040307

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McCann & Hubbard
1804 Williamson Ct, Suite 201
Brentwood, TN 37027
615-377-3319

(2)

ALICIA R. HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES AUGUST 20, 2017

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF May, 2014.

NOTARY PUBLIC

My Commission Expires: _____

THIS INSTRUMENT PREPARED BY:
R. Kirkland Moser, Attorney, 201 4th Avenue North, Ste 150, Nashville, TN 37219

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Oscar J. Aguirre Vera and Yesenia Reyes Cobos 4897 Packard Drive Nashville, TN 37211	Peoples Home Equity 2 Maryland Farms, Ste 110 Brentwood, TN 37027	14814002700

Warranty Deed

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

DANIEL M. GOMAZ, SR., AND WIFE, NANCY GOMAZ

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

OSCAR J. AGUIRRE VERA AND YESENIA REYES COBOS, HUSBAND AND WIFE

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot(s) 108, as shown on the map entitled the Plan of Locustwood, Section II, of record in Book 2331, page 147, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to DANIEL M. GOMAZ, SR. AND WIFE, NANCY GOMAZ, by deed from BETTY JEAN HASSELL, of record in Instrument No. 20021118-0142439, dated November 14, 2002, said Register's Office.

This improved property is known as 4897 Packard Drive, Nashville, TN 37211.

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. We do covenant with 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, except for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 30 day of April, 2014.

Daniel M. Gomaz, Sr.

Nancy Gomaz by Daniel M. Gomaz, Sr., her Attorney-In-Fact

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Daniel M. Gomaz, Sr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 30 day of April, 2014.

Notary Public

My commission expires: 9/11/17

BRANDY GOMAZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee)
County of Davidson)

On this 30 day of April, 2014, before me personally appeared Daniel M. Gomaz, Sr., to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Nancy Gomaz, and who acknowledged that he executed the same as the free act and deed of Nancy Gomaz.

Witness my hand and official seal at office, this 30 day of April, 2014.

Brandy Gomaz
Notary Public

My Commission expires: 9/11/17

