WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/17/14 16:14 2 pgs
Fees:13.00 Taxes:277.50
20140617-0052903

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $75,000.00.

Affiant

Subscribed and sworn to before me this 20th day of May, 2014

Notary Public

My Commission expires: 8/19/14 (Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Yadira E. Reyes Ortega	SAME	134-00-0-121.00
1246 Antioch Pike		
Nashville, TN 37211		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Lowell T. Street and wife Betty Jean Street**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Yadira E. Reyes Ortega**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

LAND IN THE 5TH, FORMERLY THE 7TH, CIVIL DISTRICT OF SAID COUNTY AND STATE, DESCRIBED PARTLY ACCORDING TO A SURVEY MADE BY ERLE DRAKE, COUNTY SURVEYOR, SEPTEMBER 28, 1934, AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER OF MILL CREEK VALLEY ROAD AT THE SOUTHWEST CORNER OF THE PROPERTY CONVEYED TO M.D. WHEELER AND WIFE, BY CLARENCE B. TURNER AND WIFE, BY DEED OF RECORD IN BOOK 1968, PAGE 487, REGISTER'S OFFICE FOR SAID COUNTY; THENCE WITH THE WESTERN BOUNDARY LINE OF SAID WHEELER PROPERTY AND THE PROPERTY CONVEYED TO SAID WHEELER BY DEED OF RECORD IN BOOK 2336, PAGE 166, SAID REGISTER'S OFFICE; NORTH 30° 30' EAST 175 FEET TO WHEELER'S NORTHWEST CORNER; THENCE WESTWARDLY 80 FEET; THENCE SOUTHWARDLY 175 FEET TO THE CENTER OF SAID ROAD; THENCE WITH THE CENTER OF SAID ROAD, SOUTH 55° EAST 76.3 FEET AND SOUTH 37° 30' EAST 3.7 FEET TO THE BEGINNING.

12X48, MODEL NO. 195015, SERIAL NO. 31690, WHICH HAS BECOME AND IS INTENDED TO AFFIX SUCH THAT THE MANUFACTURED HOUSING UNIT IS AN IMPROVEMENT TO AND MADE A PART OF THE REAL PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO LOWELL T. STREET AND WIFE, BETTY JEAN STREET FROM B.W. VAUGHAN AND W.T. VAUGHAN BY DEED ON SEPTEMBER 30, 1987, OF RECORD IN BOOK 7368, PAGE 463, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2014 and subsequent years, plus any penalties and interest which may accrue.

This is improved property known as: **1246 Antioch Pike, Nashville, TN 37211**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 May 27, 2014.

Lowell Street

Betty Street

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Lowell T. Street and Betty Jean Street** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this May 27, 2014

My commission expires 8/19/14

Notary Public

ANDREW H. MALONEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 1-6-2015

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE