WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF JUNE, 2014.

Notary Public

MY COMMISSION EXPIRES: 3-8-16
(AFFIX SEAL)

B-LB-14-4537

TAMMY D MELLONS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER
Haroldo Lopez Garza	SWBC Mortgage Corp.	
(NAME)	(NAME)	16302007600
4537 Highland Ridge Drive	9311 San Pedro Ave. Ste. 100	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	San Antonio, TX 78216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **ZAHMED DIAGNE AND FATOU DIOUF, HUSBAND AND WIFE,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **HAROLDO LOPEZ GARZA** hereinafter called the Grantee(s), 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 123, HICKORY HIGHLAND PLACE, SECTION 2, PHASE 2, as shown on plat of record in Instrument No. 20010608-0060706, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Zahmed Diagne by Warranty Deed from Jerry Butler Homes, LLC, recorded on the 4th day of February, 2003 in Instrument No. 20030204-0015417, in the Register's Office of Davidson County, Tennessee. Fatou Diouf joins in this instrument for the purpose of conveying any and all marital interest she may have in said property.

This conveyance is subject to:
- Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of HICKORY HIGHLAND PLACE, SECTION 2, PHASE 2, as recorded in Instrument No. 20010608-0060706.
- Covenants, Conditions and Restrictions as set forth in Restrictive Covenants recorded in Book 10421, Page 239, Book 11103, Page 990, Book 1306, Page 572, Book 11667, Page 310, Instrument Nos. 19991223-0306511 and 20000201-0010122.
- Easement for sewer, recorded in Book 10868, Page 886 and Book 10868, Page 923.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **4537 Highland Ridge Drive, Antioch, Tennessee 37013**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20140043856 DEEDWARR
Recvd: 06/20/14 10:55 2 pgs
Fees:13.00 Taxes:462.50

20140620-0054045

Witness my/our hand(s) this the 18th DAY OF JUNE, 2014.

Zahmed Diagne

Fatou Diouf

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ZAHMED DIAGNE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th of June, 2014.

Notary Public
My Commission Expires: _____
(SEAL)

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, FATOU DIOUF, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th of June, 2014.

Notary Public
My Commission Expires: 7-3-17
(SEAL)

JEANETTA R GAMMAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212