NEW OWNER:

Michael Renderos
4720 Arapaho Bend
Antioch, TN 37013

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

SEND TAX BILLS TO:

New Owner

FILE NO: 14-0580

Map 148 Group 15-0 Parcel 098.00

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20140052772 DEEDWARR
Recvd: 07/22/14 09:59 2 pgs
Fees:13.00 Taxes:266.40
20140722-0064924

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Seventy-Two Thousand and 00/100 Dollars ($72,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **LARRY SUMMA, unmarried,** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **MICHAEL RENDEROS, unmarried,** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 47 on the Plan of Apache Hills Section Five of Part Two, of record in Plat Book 5050, Page 39, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Larry Summa, unmarried, by Warranty Deed from Joseph E. Harris, Jr. and wife, Kimberly Harris, dated June 11, 1996, and of record in Book 10084, Page 227, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 4720 Arapaho Bend, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear

and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 16th day of **July, 2014**.

Larry Summa
LARRY SUMMA

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, LARRY SUMMA, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office 16th day of **July, 2014**.

LISA P. CHANEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

NOTARY PUBLIC

My commission expires: 02-13-17

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The actual consideration or value, whichever is greater, for this transfer is $ **72,000.00** .

Codesta Thomas
AFFIANT

Sworn to and subscribed to before me 16 day of **July, 2014**.

LISA RIPLEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

NOTARY PUBLIC

My commission expires: 5/22/17