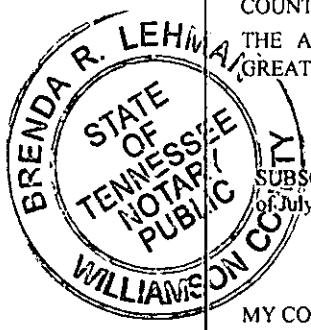
BILL GARRETT, Davidson County
Trans:T20140055936 DEEDWARR
Recvd: 08/01/14 10:42 3 pgs
Fees:18.00 Taxes:433.83

20140801-0068854



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of July, 2014.

Notary Public

MY COMMISSION EXPIRES: 3/8/2015 .

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Flor Bermudez	Flor Bermudez	13302014300
(NAME) 222 Antioch Pike	(NAME) 6737 Christianstead Ln	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Nashville, TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JESUS C. OROZCO, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

FLOR BERMUDEZ AND HUSBAND, JUAN C. BERMUDEZ, AND DENIS G. BERMUDEZ, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A 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. 3 and the westerly 25 feet of Lot No. 4 on the Plan of Airdrie Subdivision "A', as of record in Book 547, Page 10, said Register's Office, to which plat reference is hereby made for a more complete legal description. Said Description is incorporated herein by reference the same as if copied fully herein verbatim.

Being the same property conveyed to Jesus C. Orozco by deed from Beth C. Ingram, unmarried, recorded on August 8, 2003, of record in Instrument No. 20030808-0113603, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 222 Antioch Pike, Nashville, TN 37211

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Initials JCO by MDCR

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 29th day of July, 2014.

Jesus C. Orozco, by his attorney in fact
Maria del Carmen Ramos

Jesus C. Orozco, by his attorney in fact
Maria Del Carmen Ramos

STATE OF LOUISIANA

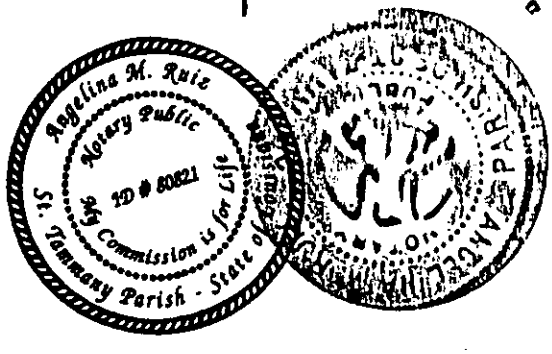
COUNTY/PARISH OF ST TAMMANY

Before me, a Notary Public of said State and County aforesaid personally appeared Maria Del Carmen Ramos, to me known, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Jesus C. Orozco, as his lawful Attorney-In-Fact, and that he executed same as the free act and deed of the said Jesus C. Orozco as his lawful Attorney-In-Fact.

Witness my hand and official seal at on this 29th day of July, 2014

Commission expires: IS FOR LIFE

Notary Public



ALIVE AND WELL AFFIDAVIT

STATE OF LOUISIANA)
COUNTY/PARISH OF ST TAMMANY) to wit:

This the 29th day of July, 2014, personally appeared before me, the undersigned, a Notary Public in and for the jurisdiction aforesaid, Maria Del Carmen Ramos, who made oath as follows:

That by appointment dated February 16, 2014 she was appointed as attorney in fact for Jesus C. Orozco, ("Principal") for the purposes set out therein.

That the said Principal is alive at the time of the execution of the Warranty Deed in their behalf to which this affidavit is attached and any other documents, and further thats he has not, or had not, at the time of doing any act pursuant to the power of attorney, received actual knowledge or actual notice of the revocation or termination of the powers of attorney, by death, disability or otherwise, or notice of any facts indicating the same.

Given under my hand this the 29th day of July, 2014.

Maria del Carmen Ramos
Maria Del Carmen Ramos

I, the undersigned, a Notary Public in and for the jurisdiction aforesaid, in the State of ~~Tennessee~~ LOUISIANA, do certify that Maria Del Carmen Ramos, whose name is signed to the foregoing writing bearing date of July 29, 2014, has acknowledged and sworn before me that the information contained herein is true and accurate.

Given under my hand this the 29th day of July 2014.

Notary Public

My Commission Expires: IS FOR LIFE

Angelina M. Ruiz Notary Public ID # 80821 My Commission is for Life St. Tammany Parish - State of Louisiana