BILL GARRETT, Davidson County
Trans:T20140083864 DEEDWARR
Recvd: 11/06/14 10:13 2 pgs
Fees:13.00 Taxes:362.60
20141106-0102552

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Nilder Reyes
1511 Denise Court
Antioch, Tennessee 37013

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
PACIFIC UNION FINANCIAL
1603 LBJ FREEWAY #600
FARMERS BRANCH, TX 75234

MAP 148-7
GROUP
PARCEL 70.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Mareelake Jade Holleman, unmarried,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Nilder Reyes and Ingrid Reyes, husband and wife**, 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. 813 on the Plan of Cherokee Hills, Section Eight, as shown by plat and survey of record in Plat Book 3700, page 154, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Mareelake Jade Holleman, unmarried by deed from Secretary of Housing and Urban Development, Washington, D.C. of record in Instrument no. 20121228-0120283, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2014 and subsequent years.

This is **improved** property known as **1511 Denise Court, 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 GRANTEES, their heirs and assigns , forever, and,

GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 hand this the **31st** day of **October, 2014.**

Mareelake Jade Holleman by Terry Holleman as attorney in fact

Mareelake Jade Holleman, by Terry Holleman, as attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Terry Holleman**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that himself to be the Attorney in Fact for **Mareelake Jade Holleman, the bargainor,** and as said Attorney in fact, he executed the within Warranty Deed by signing the name of **Mareelake Jade Holleman** as his free act for the purposes therein contained.

WITNESS my hand and official seal this 31st day of October, 2014.

Mary Joe Hartz
NOTARY PUBLIC

MARY JOE HARTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5/3/2016

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

The actual value or consideration, whichever is greater, for this transfer is $98,000.00.

Nilder Reyes
AFFIANT

Subscribed and sworn to before me on this 31st day of October, 2014.

NOTARY PUBLIC

ED TIGNOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5/8/18

Return to:
Main Street Title
3054 Lakeshore Drive
Old Hickory, TN 37138