BILL GARRETT, Davidson County
Trans:T20140086281 DEEDWARR
Recvd: 11/17/14 09:19 2 pgs
Fees:13.00 Taxes:222.00
20141117-0105602

This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW14530

Send Tax Bills To:

Same / new owner

New Owner is:
Maria Adriana Arredondo Lopez
506 Maxine Drive
Antioch, TN 37013

MAP: 173-01-0

PARCEL: 247.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Jacqueline Gail Brown** , hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Maria Adriana Arredondo Lopez** , hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Property Address: **506 Maxine Drive, Antioch, TN 37013**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 18-B on the plan of Zone Lot Division, Lots 17 & 18, Monte Carlo, Section IV, of record in Book 5800, Page 242, as amended in Book 5200, Page 778, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Jacqueline Gail Brown by Warranty Deed from Mathew F. Halsey and Robert J. Halsey, dated 5/13/94 and recorded 5/17/94 in Book 9347, Page 552, Register's Office for Davidson County, Tennessee. Marilyn Halsey, wife of Robert J. Halsey, joined in the execution of this instrument.

This property has never been the marital residence of Grantor(s) and as such is not subject to any homestead, dower or other marital interests as contemplated by T.C.A. 26-2-301 or other similar statute.

JGB
Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 13th day of November, 2014.

GRANTOR(S):

Jacqueline Gail Brown

JACQUELINE GAIL BROWN

ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Jacqueline Gail Brown** , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 13th day of November, 2014.

M. LYNN BODDEN NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

M Lynn Bodden

NOTARY PUBLIC
My Commission Expires: 10-15-2017

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$60,000.00**.

Gail Brown

AFFIANT

SWORN TO and subscribed before me this 13th day of November, 2014.

M. LYNN BODDEN NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

M Lynn Bodden

NOTARY PUBLIC
My commission expires: 10-15-2017