This instrument was prepared by:
~~RECORD AND RETURN TO:~~
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027
File No.: TN155414

BILL GARRETT, Davidson County
Trans:T20150027869 DEEDWARR
Recvd: 04/14/15 11:15 2 pgs
Fees:13.00 Taxes:421.80
20150414-0032863

Return To: Ashworth Law Firm, PLLC
237 2nd Ave. South
Franklin, TN 37064

WARRANTY DEED

JAMIE R STEELMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $114,000.00.

M. Mendoza
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of April, 2015.

NOTARY PUBLIC

My commission expires: 11/18/18

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mauro C. Mendoza 600 Summertime Ct. Antioch, TN 37013	SWBC Mortgage Corporation 9311 San Pedro Ave., Ste. 100 San Antonio, TX 78216	150-11-0-169.00

FOR AND IN CONSIDERATION of the sum of One Hundred Fourteen Thousand and 00/100 Dollars ($114,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **JOEL B. HOLTZ AND MEGHAN R. HOLTZ, HUSBAND AND WIFE**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **MAURO C. MENDOZA, AN UNMARRIED PERSON**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No. 562 on the Plan of Towne Village of the Country, Section Four-A, as of record in Plat Book 6250, Pages 20 and 21, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Joel B. Holtz and Meghan R. Holtz, by Warranty Deed from Raymond C. Vitelli, unmarried, dated August 30, 2002 and recorded September 16, 2002, of record in Instrument No. 20020916-0112311, in the Office of the Register of Deeds of Davidson County, Tennessee.

The address of the herein described property is believed to be 600 Summertime Ct., Antioch, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 10th day of April, 2015.

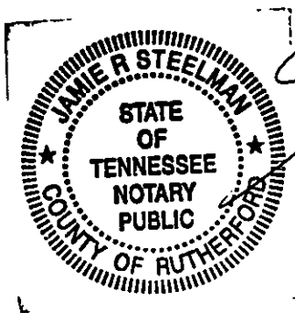
JOEL B. HOLTZ

MEGHAN R. HOLTZ

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Joel B. Holtz and Meghan R. Holtz, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 10th day of April, 2015.



Notary Public

Jamie R Steelman
Printed Notary Name

My commission expires: 11/18/18