BILL GARRETT, Davidson County
Trans:T20150037025 DEEDWARR
Recvd: 05/13/15 10:43 2 pgs
Fees:13.00 Taxes:527.25
20150513-0043846

THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE COUNTY OF DAVIDSON
Jennifer S. Ghanem, Esq. **The Row Realty & Title, LLC** **700 12th Avenue South, Suite 302** **Nashville, TN 37203**	The actual consideration or value, whichever is greater, for this transfer is: $142,500.00 Affiant Subscribed and sworn to before me, this 8th day of May 2015. Hillary Torrence Notary Public My Commission Expires: 11-28-16

HILLARY TORRENCE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Renato Flores Mejia and Maria Aguilar Chavez 225 Paragon Mills Road Nashville, TN 37211	~~New Owner~~ SWBC Mortgage Corporation 9311 San Pedro Avenue, Suite 100 San Antonio, TX 78216	Tax Parcel ID No. 134-13-0-133.00

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **DALE J. BURTON, MARRIED,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **RENATO FLORES MEJIA and MARIA AGUILAR CHAVEZ, HUSBAND AND WIFE** ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 218, as shown on the map entitled Kenilworth Estates, Section 4, of record in Book 3300, pages 34, 35 and 36, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to DALE J. BURTON, by deed from JAMES W. JOHNSON AND WIFE, NETTIE H. JOHNSON, of record in Book 9007, page 593, dated July 2, 1993, said Register's Office.

Elizabeth J. Burton A/K/A Elizabeth Jane Burton, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in said property

This is improved property commonly known as: **225 Paragon Mills Rd, Nashville, TN 37211**

This conveyance is subject to all easements and restrictions of record, the lien for property taxes that are not delinquent, any matters shown on any applicable plat.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their successors, heirs and assigns, forever.

And Grantors covenant that they have lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantors further covenant and binds themselves, their successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, their successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 8th day of May, 2015.

Dale J. Burton
DALE J. BURTON

Elizabeth J. Burton AKA Elizabeth Jane Burton
ELIZABETH J. BURTON
A/K/A ELIZBETH JANE BURTON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named, **DALE J. BURTON and ELIZABETH J. BURTON, A/K/A ELIZABETH JANE BURTON,** the Grantors, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the within named bargainor(s) and that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 6 day of May, 2015.

ELIZABETH MARGUERITE FORTNER
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY
MY COMMISSION EXPIRES OCTOBER 14, 2015

Notary Public
My Commission Expires: _____

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