WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER ~~$230,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 5 DAY OF August, 2015.

Notary Public

MY COMMISSION EXPIRES: 3-20-18

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans: T20150066108 DEEDWARR
Recvd: 08/10/15 10:28 2 pgs
Fees: 13.00 Taxes: 851.00
20150810-0079478

THIS INSTRUMENT WAS PREPARED BY

LOGOS REALTY CLOSING SERVICES, INC.
CLOSING AND TITLE COMPANY

215 2ND Ave North, Suite 200, Nashville, TN 37201

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Rosado	Patriot Bank Mortgage	08108043200
(NAME)	(NAME)	
517 Buchanan Street	7610 Woodway, Suite 162	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Houston TX 77063	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Yulonda Tucker nka Yulonda Martin, a married person** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Frank Rosado, a married person** HEREINAFTER CALLED THE GRANTEE(S), 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 the east 12.5 feet of Lot No. 185 and west 25 feet of Lot No. 186 on the Plan of the North Nashville Real Estate Company's Property, as of record in Book 21, page 105, Register's Office for said County.

Said parts of said lots adjoin and front together 37.5 feet on the south side of Buchanan Street and runs back between parallel lines, 100 feet to an alley.

Being the same property conveyed to YULONDA TUCKER, AN UNMARRIED PERSON, by deed from CITIZENS SAVINGS BANK & TRUST COMPANY, of record as Instrument No. 20091110-0104015, dated October 28, 2009, said Register's Office. Yulonda Tucker having since married now known as Yulonda Martin.

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.

Executed by my hand this 5th Day of August 2015.

Yulonda Martin

Yulonda Tucker nka Yulonda Martin
Seller

STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Yulonda Tucker nka Yulonda Martin the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained .

Witness my hand and Official Seal this 5th Day of August 2015.

Jennifer Chandler-Cole

Notary Public

My Commission Expires: 01-07-2016 JC

JENNIFER CHANDLER COLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Please return to
Logos Realty Closing Services, Inc.
215 2nd Ave North, Suite 200
Nashville, TN 37201