Prepared by & Return to:
Bert W. McCarter, Attorney
Premier Land Title & Escrow, LLC
220 N. Spring Street
Murfreesboro, TN 37130

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00

Affiant

BILL GARRETT, Davidson County
Trans:T20150068307 DEEDWARR
Recvd: 08/14/15 09:16 2 pgs
Fees:13.00 Taxes:74.00
20150814-0081551

SUBSCRIBED AND SWORN TO BEFORE ME THIS 7th day of August, 2015.

RHONDA S. RUTHERFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 4/3/2017

FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH PERFORMED.

Address of New Owner	Send Tax Bills To:	
L & S Construction Services, LLC 704 Lauderback Ridge Smyrna, TN 37167	NEW OWNER	Map/parcel: 164 10 0A 243.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE

Monica A. Tamayo Soria, married

HEREINAFTER REFERRED TO AS THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

L & S Construction Services, LLC, a Tennessee Limited Liability Company

HEREINAFTER CALLED THE GRANTEE(S), its 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 all of Lot No. 98, on the Plan of Final Plat Village Five, Summerfield Subdivision, as shown by plat appearing of record in Instrument Number 20051103-0133115, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

BEING the same property conveyed to Monica A. Tamayo Soria, married, by Warranty Deed from Foundation Title & Escrow Series, LLC, a Tennessee limited liability company, dated October 1, 2014, appearing of record in Instrument Number 20141006-0092197, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been prorated as of the date of closing and assumed by the Grantee(s) here.

SUBJECT PROPERTY IS NEITHER THE PRINCIPAL RESIDENCE OF GRANTOR NOR HIS/HER SPOUSE OR ANY DEPENDENT.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 4265 Sandstone Drive, Antioch, TN, 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 GRANTEE(S), her heirs and assigns forever; and I/We so covenant with the said GRANTEE(S) that I/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 I/We do further covenant and bind my/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 7th day of August, 2015.

Monica A Tamayo Soria
Monica A. Tamayo Soria

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within Monica A. Tamayo Soria and , with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument (WARRANTY DEED) for the purposes therein contained.

Witness my hand and official seal this 7th day of August, 2015.

Notary Public

My Commission Expires: 4/3/2017

