Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Parkway W Suite 100
Smyrna, TN 37167

BILL GARRETT, Davidson County
Trans:T20150084693 DEEDWARR
Recvd: 10/05/15 14:33 2 pgs
Fees:13.00 Taxes:529.10
20151005-0101296

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $143,000.00.

Affiant

Subscribed and sworn to before me, this 25 day of September, 2015.

Notary Public
My commission expires: 4.24.19

GREGORY D. VADNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

04-1509-55713

Address of New Owner:	Send Tax Bills to:	Tax Information:
J. Gaspar Sanchez Paz 3488 Calais Circle Antioch TN 37013	J Paz 3488 Calais Cir ~~xxxNew Ownerxxxxxxxxxxx~~ ~~Antioch, TN 37013~~	150-09-0-A-179.00 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Josetta L. Brooks, married**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **J. Gaspar Sanchez Paz and Maria E. Herrera Barajas, husband and wife**, hereinafter called the Grantees, their successors 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 Lot No. 321, on the Plan of Forest View Park, Section X, Phase One, of record in Book 7900, Page 356, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Josetta L. Brooks, unmarried by deed from Veatrice Storey, dated May 22, 2009, recorded May 29, 2009, of record in Instrument No. 20090529-0049575, Register's Office for Davidson County, Tennessee.

Derric Harris, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in the subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3488 Calais Circle, 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 25 day of September, 2015.

Josetta L. Brooks

Derric Harris

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Josetta L. Brooks and Derric Harris**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 25 day of September, 2015.

Notary Public
State of Tennessee at Large

My Commission expires: 9/26/2018

M. KEVIN HEFFELMAN
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY, TENN.