BILL GARRETT, Davidson County
Trans:T20150099394 DEEDWARR
Recvd: 11/23/15 10:45 2 pgs
Fees:13.00 Taxes:530.95
20151123-0118491

Prepared By
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
15-1606

RETURN TO
Realty Title
6525 N. Quail Hollow Rd #115
Memphis, TN 38120
(901) 260-4055
FILE NO. 15011720
TG#5537223

STATE OF TENNESSEE
COUNTY OF Shelby

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $143,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 12th day of November, 2015

SARAH KATHERINE A. WRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. APRIL 00, 2017

Notary Public
Commission Expires:

Address of New Owner	Send Tax Bills To:	Map & Parcel
FREO Tennessee, LLC 3111 W Dr. Martin Luther King Jr. Blvd., Suite 750 Tampa, FL 33607	FREO Tennessee, LLC 3111 W. Dr. Martin Luther King Jr. Blvd., Suite 750 Tampa, FL 33607	151-10-0A-258.00

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,

Jose Dolores Castro, Sr. and Noelia Castro, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

FREO Tennessee, LLC, a Delaware Limited Liability Company

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 106, on the Plan of Phase 3, Village of Long Hunter PUD, as of record in Instrument No. 20030707-0093205, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property convyed to Jose Dolores Castro, Sr. and Noella Castro, husband and wife, by a Cash Deed dated 07/18/2013 and filed for record 07/24/2013, at Instrument No. 20130724-0076480, in the 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 pro-rated as of the date of closing and assumed by the Grantee herein.

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

This is improved property known as: 7375 Ole Nottingham Dr., 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 and assigns forever; and we so 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 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 12th day of November, 2015.

Jr Dolores Castro Sr
By Jr DS Attorney in Fact
Jose Dolores Castro, Sr.

Noelia Castro
By Jr DS Attorney in Fact
Noelia Castro

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 12th day of Nov., 2015, before me personally appeared Jose Castro to me known to be the person who executed the foregoing instrument on behalf of Jose Dolores Castro Sr. and Noelia Castro, as Attorney in Fact, and who acknowledged that she executed the same as their free act and deed of said Jose Dolores Castro, Sr. and Noelia Castro.

Witness my hand and official seal at Brentwood, Tennessee, this 12th day of November, 2015

Notary Public

Commission Expires: 3/24/17

CAROL T BAKER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Executed pursuant to the authority in the Power of Attorney recorded simultaneously herewith at Instrument No. 20151123-0118490