LORI BUIE STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY	State of Tennessee County of Sumner THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,000.00 Gina Dunning SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF Dec., 2015. Lori Buie Notary Public MY COMMISSION EXPIRES: 9/25/19

This instrument prepared by:
Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL
HIGINIO SANCHEZ & LEONOR TOLENTINO	New Owner	052 080/178.00
(NAME) 1527 MEADOW BEND DRIVE	(NAME)	
(ADDRESS) MADISON, TN 37115	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 CONSDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, WE, DEWAYNE STOVER, DONALD STOVER AND HENRY STOVER, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HIGINIO SANCHEZ AND LEONOR TOLENTINO, HUSBAND AND WIFE, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING LOT NO. 7-B, ZONE LOT DIVISION, LOTS 3, 4, 7, 8, 19, 24, 25 AND 26, SECTION 2, MEADOW BEND, AS OF RECORD IN BOOK 6250, PAGE 278, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO DEWAYNE STOVER AND DONALD STOVER AND HENRY STOVER, FROM MARY T. GRAHAM, BY WARRANTY DEED RECORDED ON OCTOBER 25, 2000, IN INSTRUMENT NO. 20001025-0105744, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE

This is improved property, known as 1527 MEADOW BEND DRIVE, MADISON, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

BILL GARRETT, Davidson County
Trans:T20150107592 DEEDWARR
Recvd: 12/21/15 14:18 2 pgs
Fees:13.00 Taxes:259.00
20151221-0128091

Witness our hands this 18th day of Dec., 2015.

DEWAYNE STOVER

DONALD STOVER

HENRY STOVER

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, DEWAYNE STOVER, DONALD STOVER AND HENRY STOVER, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 18th day of Dec., 2015.

NOTARY PUBLIC
My commission expires: 9/25/19

