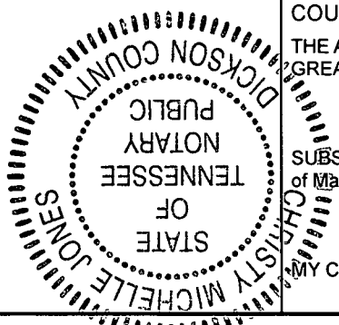
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $187,000.00

Angela Batson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of May, 2016.

Christy Michelle Jones
Notary Public

MY COMMISSION EXPIRES: 9/27/17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Touchstone Title and Escrow, LLC, 318 Seaboard Lane, Suite 114, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Alexander Diaz Muniz	Reliance First Capital LLC	053-14-0A 07400CO
(NAME)	(NAME)	
623 Blackstone Avenue	2010 Old Country Rd Ste 205	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Melville NY 11747	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Gwendolyn A. Jefferson, unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Alexander Diaz Muniz and Keyshla Rivera Casanova; husband and wife,, 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:

Land in Davidson County, Tennessee, being Lot No. 85 on the Plan of Final Plat of The Woods of Neeley's Bend, Phase 2 of record in Instrument No. 20050707-0078328, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Gwendolyn A. Jefferson, unmarried by Special Warranty Deed from NVR, Inc., a Virginia Corporation T/A Fox Ridge Homes of record in Instrument No. 20060628-0077532 Register's Office for Davidson County, Tennessee, dated 06/22/2006 and recorded on 06/28/2006.

unimproved ☐

This is improved ☑ property, known as 1693 Comanche Run, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

BILL GARRETT, Davidson County
Trans:T20160037461 DEEDWARR
Recvd: 05/05/16 11:57 2 pgs
Fees:13.00 Taxes:691.90
20160505-0044779

Witness my hand this 3rd day of May, 2016.

Gwendolyn A. Jefferson

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 3rd day of May, 2016, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Gwendolyn A. Jefferson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:

_____

Notary Public

JOHN HINTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-06-2020