BILL GARRETT, Davidson County
Trans:T20160048512 DEEDWARR
Recvd: 06/08/16 14:26 3 pgs
Fees:18.00 Taxes:555.00
20160608-0058047

LORI INMAN

TO: WARRANTY DEED

JUAN MALDONADO et ux

THIS WARRANTY DEED OF REALTY, executed as of the 7th day of June, 2016, by Grantor, **LORI INMAN, a married person, formerly known as Lori White**, to Grantee, **JUAN MALDONADO and OFELIA MALDONADO, husband and wife**, Witnesseth:

That Grantor, for a valuable consideration, receipt whereof is acknowledged, has this day bargained and sold and does hereby transfer and convey unto Grantees, to have and to hold to them and to their heirs and assigns forever as tenants by the entirety, in fee simple, certain realty situated in Davidson County, Tennessee, and bounded and described as follows:

> Land in Davidson County, Tennessee, being Lot No.203 on the Plan of Old Hickory Hills Phase Two-Section Three of record in Doc. No. 200404200044507, Register's Office for said County.
>
> Said Lot No. 203 fronts 49.03 feet on the northerly margin of Lawson Drive and extends back 110.84 feet on the easterly line and 100.97 feet on the westerly line to a dead line in the rear, measuring 65.69 feet thereon.
>
> Being the same property conveyed to Lori White, by Warranty Deed from Adam Taylor, unmarried and Andrew Clark, unmarried, executed on February 16, 2006, and filed in Instrument No. 200660221-0020098, Register's Office for Davidson County, Tennessee.

That Grantor (1) covenants that she is lawfully seized and possessed of and has a perfect right to convey such realty and that it is unencumbered except for (a) 2016 taxes which are prorated and Grantees assume; and (b) building setback lines, utility and drainage easements and all other matters as shown by plat of record in Book 11190, Page 65 and Instrument No. 20040402-0044507; (2) will forever warrant and defend the title unto Grantees and to their heirs and assigns against all lawful claims; subject, however, to restrictive covenants of record in Instrument No. 20020116-0006750, Instrument No. 20101116-0091730 and Instrument No.

20151229-013686, in the Register's Office for Davidson County, Tennessee; and (3) will give possession of said property with deed.

IN WITNESS WHEREOF, Grantors have executed this deed as of the date written first herein.

LORI INMAN f/k/a Lori White
Grantor

STATE OF VIRGINIA :
:
COUNTY OF Rockbridge :

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Lori Inman, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 3 day of June, 2016.

My Commission Expires:
7/31/16

Notary Public

KATHY DAVIS BARTLEY
NOTARY PUBLIC
REG. #7106994
MY COMMISSION EXPIRES 7/31/2016
COMMONWEALTH OF VIRGINIA

Property Owners Name
and Mailing Address:

Juan Maldonado
Ofelia Maldonado
8641 Lawson Dr.
Antioch, TN, 37013

Person or Entity Responsible for
Payment of Property Taxes:

Farmington Mortgage. Div of CapStar Bank
2002 Richard Jones Road, Suite 300A
Nashville, Tennessee 37215

Property Address:
8641 Lawson Dr.
Antioch, TN, 37013

Map and Parcel No.
182-06-0A-209.00

STATE OF TENNESSEE
ROBERTSON COUNTY
I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $150,000.00 which amount equal to or greater than the amount which the property transferred would command at a fair voluntary sale

Affiant

Subscribed and sworn to before me this the 7th day of June, 2016.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9/26/2017

CHRISTINA M. BARTEE
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

This Instrument prepared by:
Christina M. Bartee
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