

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $283,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 14th day of June, 2016.

NOTARY PUBLIC

My commission expires: 9-4-19

THIS INSTRUMENT PREPARED BY

Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Davidson County DEEDWARR
Recvd: 06/22/16 14:37 3 pgs
Fees:18.00 Taxes:1047.10
20160622-0063737

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Christopher Huerta and Rebecca Huerta	New Owner	086080C00200CO
(NAME)	(NAME)	
5146 Myra Drive		
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **The Wise Group, Inc., a Tennessee Corporation,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Christopher Huerta and Rebecca Huerta, husband and wife**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Final Plat, a Cluster Lot Development, Hermitage Creek, of record in Instrument No. 20150710-0067305, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being part of the same property conveyed to The Wise Group, Inc., a Tennessee corporation by deed from India 3, LLC, a Tennessee limited liability company, of record in Instrument No. 20110823-0064986, Register's Office of Davidson County, Tennessee.

This property is __unimproved _X_improved property known as: 5146 Myra Drive, Hermitage, TN 37076.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 14th day of June, 2016.

The Wise Group, Inc., a Tennessee corporation

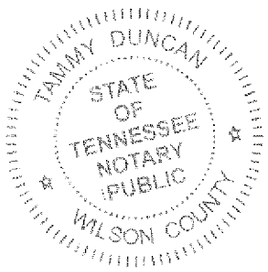
BY: Alan R Wise President
Alan R. Wise, President

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned Notary Public, personally appeared Alan R. Wise, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the President of The Wise Group, Inc., the within named bargainor, a corporation, and that such President executed the foregoing instrument for the purposes therein contained, by personally signing the name of the The Wise Group, Inc. as President.

Witness my hand and official seal, at office, on this the 14th day of June, 2016.

Notary Public
My commission expires: 4/17/19



After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

TRUE COPY CERTIFICATION

I, Kimie Perry, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, Liz Jones, a notary public for this county and state, Kimie Perry who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission expires: 8-14-17

Notary Seal (if on paper)

