File Box 8

NEW OWNER:

Vivian Gama
Jose A. Gomez
704 N. Wickshire Way
Brentwood, TN 37027

SEND TAX BILLS TO:

STATE EMPLOYEES' CREDIT UNION
ITS SUCCESSORS AND ASSIGNS
P.O. BOX 25279
RALEIGH, NC 27611

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 16-0335

172-09-0-A-100.00

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20160056070 DEEDWARR
Recvd: 06/30/16 14:46 3 pgs
Fees:18.00 Taxes:1184.00
20160630-0067160

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Three Hundred Twenty Thousand and 00/100 Dollars** ($320,000.00) cash in hand paid, the receipt of which is hereby acknowledged, **WENDELL L. CATES, III and wife, ASHLEY E. CATES**("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **VIVIAN GAMA AND JOSE A. GOMEZ, wife and husband,** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 100 on the Plan of Section Three, Banbury Crossing of record in Plat Book 9700, Page (s) 665 and 666, 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 Wendell L. Cates, III and wife, Ashley E. Cates by Warranty deed from Edward W. Lomicka and wife, Michelle S. Lomicka of record in Instrument No. 20080403-0033756 Register's Office for Davidson County, Tennessee, dated March 20, 2008 and recorded on April 03, 2008. (Value of consideration shown in aforementioned deed $296,000.00.)

Being improved property also known as 704 N. Wickshire Way Brentwood, TN 37027.

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

GRANTORS covenant with said Grantees that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 28th day of **June, 2016**.

Wendell L. Cates, III

WENDELL L. CATES, III

Ashley E. Cates

ASHLEY E. CATES

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, WENDELL L. CATES, III AND ASHLEY E. CATES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of June, 2016.

NOTARY PUBLIC

My commission expires: 5-30-17

TODD A. TRESSLER, II
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ 320,000.00 .

Clinton B Baltz

AFFIANT

Sworn to and subscribed to before me this 28th day of June, 2016.

Debbie Mann

NOTARY PUBLIC

My commission expires:

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 13, 2019