THIS INSTRUMENT PREPARED BY:
Haynes, Freeman & Bracey, PLC.
P. O. Box 527
140 North Main Street
Goodlettsville, Tennessee 37070

BILL GARRETT, Davidson County
Trans:T20160080884 DEEDWARR
Recvd: 09/15/16 11:33 2 pgs
Fees:13.00 Taxes:814.00
20160915-0097048

Return To:
Four Star Title, LLC
2506 N. Mt. Juliet Road
Mt. Juliet, TN 37122

16-0367

WARRANTY DEED

Address New Owners	Send Tax Bills To:	Map-Parcel
John E. Francisco **719 Greymont Drive** **Nashville, TN 37217**	**NEW OWNER**	**119-08-0-030.00**

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty Thousand and 00/100 ($220,000.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, **John D. Gonzalez, unmarried**, have this day bargained and sold, and do hereby transfer and convey his respective interests unto the said: **John E. Francisco, a married man and Rebecca R. Francisco, his wife**, the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot(s) 47, as shown on the map entitled Glencliff Estates, Section Two, of record in Book 1130, Pages 77 and 78, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to JOHN D. GONZALEZ AND MELISSA GONZALEZ, HUSBAND AND WIFE, by deed from CARTUS CORPORATION, of record in Instrument No. 20120507-0039013, dated April 6, 2012, said Register's Office. Further being same property conveyed to JOHN D. GONZALEZ, by deed from MELISSA GONZALEZ, of record in Instrument No. 20150130-0009049, dated December 22, 2014, said Register's Office.

This is improved property known as 719 Greymont Drive, Nashville, TN 37217.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns, forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness my hand this 31st day of August, 2016, the bargaining party, having caused my name to be signed hereto on said day and date.

John D. Gonzalez by
Jacqueline Lebensbaum as his attorney in fact

John D. Gonzalez by Jacqueline Lebensbaum as his attorney in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of August, 2016, before me personally appeared **Jacqueline Lebensbaum**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **John D. Gonzalez**, and who acknowledged that she executed the same as the free act and deed of **John D. Gonzalez**.

Witness my hand and official seal at Ashland City, TN this the 31st day of August, 2016.

NOTARY PUBLIC
My Commission Expires: 6/15/19

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $220,000.00.

AFFIANT

Subscribed and sworn to before me this 31 day of August, 2016.

NOTARY PUBLIC
My Commission Expires: 2/6/18

GREGG S. TREADWAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM

KIRK HUNNICUTT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY