BILL GARRETT, Davidson County
Trans:T20160082464 DEEDWARR
Recvd: 09/20/16 13:41 2 pgs
Fees:13.00 Taxes:717.80
20160920-0098967

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BENJAMIN SEAMON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

The actual consideration or value, whichever is greater is $194,000.00

Affiant

Subscribed and sworn before me this the 16th day of September, 2016.

Notary Public
My commission expires: 9-10-2018

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
MA Guadalupe Vargas Rosas 1605 Comanche Run Madison, TN 37115	Ma Guadalupe Vargas Rosas 1605 Comanche Run Madison, TN 37115	053-14-0A-029.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, KEITH JORDAN AND WIFE, LATRECIA JORDAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to MA GUADALUPE VARGAS ROSAS, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of The Woods of Neeley's Bend, Phase 1, First Revision, a Planned Unit Development of record in Plat Book 9700, Page 997, 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 Keith Jordan and wife, Latrecia Jordan by Warranty deed from Hearthside Homes, LLC, an Indiana Limited Liability Company of record in Instrument No. 19991222-0306205 Register's Office for Davidson County, Tennessee, dated December 02, 1999 and recorded on December 22, 1999.

(Value of consideration shown in aforementioned deed $127,580.00.)

Being also known as 1605 Comanche Run Madison, Tennessee 37115.

Subject to all Easements and Restrictions of record.

THIS IS _XX___ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 1605 Comanche Run, Madison, TN 37115.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

KJ / LJ

Witness my hand this the 16th day of September, 2016.

Keith Jordan

Latrecia Jordan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Keith Jordan and Latrecia Jordan, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of September, 2016.

My commission expires:

9-10-2018

Notary Public

