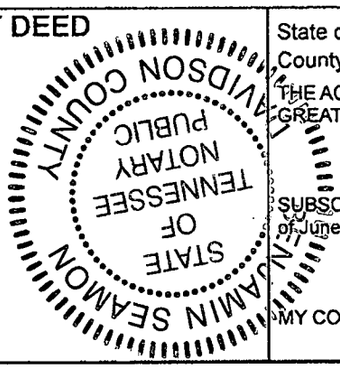
BILL GARRETT, Davidson County
Trans: T20160090227 DEEDWARR
Recvd: 10/13/16 09:22 2 pgs
Fees: 13.00 Taxes: 684.50
20161013-0108172

WARRANTY DEED



State of Tennessee
County of Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th day of June, 2016

Notary Public

MY COMMISSION EXPIRES: 9-10-2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 100 Bluegrass Commons Boulevard, Suite 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Daniel Serrano Trejo	DANIEL TREJO	149-02-0-085.00
(NAME)	(NAME)	
909 Split Oak Drive	909 SPLIT OAK DR	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	ANTIOCH TN 37013	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Patricia Newsome Hatfill,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Daniel Serrano Trejo, a single man,** hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 66 on the plan of Oakwood Subdivision, Phase II, Section 1, of record in Book 7900, Page 126, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Patricia Newsome Hatfill by Quitclaim Deed from Scott Wayne Hatfill, pursuant to the terms of a Final Decree of Divorce entered on the 30th day of November, 2000, for the Second Circuit Court for Davidson County, Tennessee, dated 1/8/01 and recorded 1/31/01 in Instrument No. 20010131-0009286; and being the same property previously conveyed to Scott W. Hatfill and wife, Patricia N. Hatfill by Warranty Deed from Centex Real Estate Corporation, dated 10/12/90 and recorded 10/22/09 in Book 8221, Page 546, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 909 Split Oak Drive, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness my/our hands this 13th day of June, 2016.

Patricia Newsom Hatfill

State of Tennessee
County of Williamson
Personally appeared before me Patricia Newsom Hatfill, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 13th day of June, 2016.

Notary Public
My Commission Expires: 9-10-2018

