RESERVED FOR RECORDING STAMP	STATE OF TENNESSEE COUNTY OF WILLIAMSON
Davidson County DEEDWARR Recvd: 07/13/17 14:42 3 pgs Fees:18.00 Taxes:442.15 **20170713-0070639**	The actual consideration or value, whichever is greater, for this transfer is $119,500.00. Affiant Subscribed and sworn to before me, this the 12th day of July, 2017. Notary Public My commission expires: 9/7/2020

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

ALYSSA RAYNE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Information for Reference Purposes:
Caroline E. Diaz-Barriga	**AmeriFirst Financial, Inc.**	**051-10-0B-048.00-CO**
210 Ellington Place	**275 East Rivulon Blvd., Ste 300**	
Madison, TN 37115	**Gilbert, AZ 85297**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Martin A. Hahn and Sharon A. Hahn, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Caroline Diaz-Barriga and David Diaz-Barriga, wife and husband

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Unit No. 210 on the Plan of Ellington Place Condominiums a Horizontal Property Regime, created under Title 66 Section 27-101 et seq as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6984, Page 84, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in Exhibit "C" of said Master Deed Reference is hereby made to the plat of Ellington Place Condominiums as of record in Book 6984, Page 84, said Register's Office, for a more complete and accurate description of said lot.

Being the same property conveyed to Martin A. Hahn and Sharon A. Hahn by Warranty deed from Clyde R. Keith, unmarried of record in Instrument No. 20071116-0134768 Register's Office for Davidson County, Tennessee, dated November 09, 2007 and recorded on November 16, 2007.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (__X__) unimproved (____) property known as 210 Ellington Place, 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 EFFECTIVE AS OF July 12, 2017:

Martin A. Hahn

Martin A. Hahn

Sharon A. Hahn by Martin A. Hahn as Attorney-in-Fact

Sharon A. Hahn by Martin A. Hahn as Attorney-in-Fact

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

INDIVIDUAL ACKNOWLEDGEMENT

Personally appeared before me, a Notary Public of said County and State, Martin A. Hahn, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the 12th day of July, 2017.

My Commission Expires: 5/25/20

Notary Public

DORA L. MOBLEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

ACKNOWLEDGEMENT FOR SIGNATURE MADE BY ATTORNEY-IN-FACT

Personally appeared before me, a Notary Public of said County and State, Martin A. Hahn , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be the attorney-in-fact for Sharon A. Hahn ("Principal"), the within named grantor, and that he/she executed the within instrument for the purposes therein contained by signing his/her name on behalf of Principal as the attorney-in-fact.

Witness my hand, at office, this the 12th day of July, 2017.

My Commission Expires: 5/25/20

Notary Public

DORA L. MOBLEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

20171417R

True Copy Certification

I, Alyssa Rayne, 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.

Alyssa Rayne

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Ashley Ann Reiss, a notary public for this county and state, Alyssa Rayne who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ashley Ann Reiss

Notary's Signature

My Commission Expires: 2/9/2020

Notary' Seal (if on paper)

