WARRANTY DEED

JILL SIMMONS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $191,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of August, 2017.

Notary Public

MY COMMISSION EXPIRES: ~~May 17, 2021~~ 9/4/19

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Elida Lopez	Movement Mortgage, LLC	150090A16700CO
(NAME)	(NAME)	
3489 Calais Circle	8024 Calvin Hall Road	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Indian Land, SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 08/22/17 14:58 3 pgs
Fees:18.00 Taxes:708.55
20170822-0086248

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, **Elvedin Huseinovic and wife, Alma Huseinovic and Alija S. Kotoric and wife, Sabina S. Kotoric**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Elida Lopez and Jorge A. Lopez-Cruz, wife and husband**, hereinafter called the GRANTEE(S), their heirs and/or 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. 333, on the plan of Forest View Park, Section X, Phase One, of record in Plat Book 7900, Page 356, 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 Elvedin Huseinovic and wife, Alma Huseinovic, and Alija S. Kotoric and wife, Sabina S. Kotoric by Warranty Deed from Paul A. Christianson and wife, Denise E. Christianson, dated April 27, 2004 and recorded April 30, 2004 of record in Instrument No. 20040430-0048951, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: All matters shown on the plat of record in Plat Book 7900, Page 356; Covenants, conditions, easements and restrictions recorded as Book 9029, Page 978; Covenants, conditions, easements and restrictions recorded as Book 8550, Page 755; Covenants, conditions, easements and restrictions recorded as Book 7075, Page 790 and Correction recorded as Book 7079, Page 424; Right of Way Agreement recorded on December 31, 1953 in Book 2244, Page 13 and recorded on November 1, 1962 in Book 3463, Page 126; Grant of Transmission Line Easement recorded in Instrument No. 20020911-0110966; Easement recorded in Book 9190, Page 528 and Book 9190, Page 532; Right of Way Easement recorded in Book 4607, Page 484; Easement recorded in Book 3852, Page 675; Quitclaim Deed to Forest View Park Homeowners Association recorded in Book 8794, Page 151 in the Register's Office of Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 3489 Calais Circle, Antioch, TN 37013

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/or 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/or 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 our hands this 15th day of August, 2017.

Elvedin Huseinovic

Elvedin Huseinovic

Alma Huseinovic

Alma Huseinovic

Alija S. Kotoric

Alija S. Kotoric

Sabina Kotoric by Alma Huseinovic Attorney in fact

Sabina S. Kotoric by Alma Huseinovic, Attorney in Fact

State of Tennessee
County of Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Elvedin Huseinovic and Alma Huseinovic and Alija S. Kotoric and the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 15th day of August, 2017.

Notary Public
My Commission Expires: May 9, 2021

KELLY JEAN BIERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

State of Tennessee
County of Wilson

On this 15th day of August, 2017, before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Alma Huseinovic, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the attorney-in-fact of Sabina S. Kotoric, and is authorized by her, and does hereby acknowledge the execution of this instrument on her behalf, by virtue of an instrument of record in Instrument No. 20170822-0086247, Register's Office of Davidson County, Tennessee.

Witness my hand and Official seal this 15th day of August, 2017.

Notary Public
My Commission Expires: May 9, 2021

KELLY JEAN BIERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122

TRUE COPY CERTIFICATION

I, Jill Simmons, do hereby make oath that I am a license 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.

Jill Simmons

Signature

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, Sheila McCord, a notary public for this county and state, Jill Simmons who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Sheila McCord

Notary Public

My commission expires: 3/19/19

