WARRANTY DEED

Bill Garrett Davidson County
Batch# 11224 DEEDWARR
10/10/2017 04:05:30 PM 3 pgs
Fees: $18.00 Taxes: $59.20
20171010-0104068

STATE OF Tennessee
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $16,000.00.

Jeferson Herrera
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF OCTOBER, 2017.

Notary Public

MY COMMISSION EXPIRES: 10.12.19
(AFFIX SEAL)

LAURA D. PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Laura Perry, Homeland Title, LLC, 1896 General George Patton Drive, Suite 200, Franklin, TN 37067

File No.: HTF17-090554

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Jeferson S. Herrera Rodriguez	Jeferson S. Herrera Rodriguez	
(NAME) 270 Tampa Drive	(NAME) 270 Tampa Drive	133-16-0A-020.00-CO
(ADDRESS) Nashville, TN 37211	(ADDRESS) Nashville, TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Sixteen Thousand And No/100 Dollars ($16,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, DAVID P MILLER, JR, A MARRIED MAN, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFERSON S. HERRERA RODRIGUEZ, UNMARRIED, 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 Unit No. D-6, on the Plan of Harding Glen Condominiums (formerly known as Barcelona Condominiums), created under Title 66, Chapter 27, Sections 101, et. seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6400, Page 801; as amended in Book 9397, Page 814; Book 11509, Page 965; and Instrument No. 20070926-0114999, 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 A-1 of said Master Deed.

Reference is hereby made to the Plat of Barcelona Condominium as set forth in Exhibit A-2 of this Master Deed for a more complete identification and description of such unit.

Being the same property conveyed to David Miller, unmarried by Warranty deed from Leland D. Watts, married of record in Instrument No. 20120402-0027726 Register's Office for Davidson County,

Tennessee, dated March 30, 2012 and recorded on April 02, 2012.

David Miller and David P. Miller Jr. are one and the same.

unimproved ☐
This is improved ☒ property, known as 270 Tampa Drive, Unit D-6, Nashville, TN 37211
(House No.) (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.

THIS CONVEYANCE is made subject to all zoning ordinances, easements, and restrictions of record insofar as the same may lawfully affect the above-described property.

Witness David P Miller, Jr, a married man this 6 day of Oct., 17.

David P Miller, Jr

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this the 6th day of October, 2017, before me personally appeared David P Miller, Jr, to me this day and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness ~~my hand~~ and official seal, this the 6th day of October, 2017.

Notary Public

My Commission Expires: 10.12.19

(SEAL)

LAURA D. PERRY
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

True Copy Certification

I, Jamie Ivey, 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 therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Deanna Cooper, a notary public for this county and state, Jamie Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 05/13/2020

