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Security Title & Escrow Company, LLC
1517 Hatcher Lane, Ste.A
Columbia, TN 38401

Bill Garrett Davidson County
Batch# 111972 DEEDWARR
07/03/2018 10:49:00 AM 2 pgs
Fees: $13.00 Taxes: $706.70
20180703-0064378

Prepared by:
Security Title & Escrow Co., LLC
Columbia, Tennessee 38402-1431

Return to Security Title & Escrow Company

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between **George S. Gentry, unmarried,** FIRST PARTY, which expression shall include heirs, assigns and personal representatives, and **Asael H. Perez Gomez and Martha Jarquin Rodriguez, husband and wife,** SECOND PARTY, which expression shall include heirs, assigns and personal representatives.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, FIRST PARTY conveys unto SECOND PARTY the following described property:

Being part of Lot No. 3 on the Map of James Johnson Lands, of record in Book 172, Page 466, Register's Office for Davidson County, Tennessee, and described as follows:

BEGINNING at a point in the center line of Rice Road at the southwest corner of part of Lot 3 conveyed to Benjamin D. Campbell and wife, by deed from Morris Gentry and wife, of record in Book 1517, Page 259, Register's Office for said county; thence along the center of said road south 91 feet to a point; thence leaving said Road easterly 221 feet to a point; thence northerly 81 feet, more or less, to a point in the north line of Lot 3; thence westerly along Campbell's south line 221 feet more or less, to the beginning.

Being the same property conveyed to George S. Gentry and wife, Shirley Campbell Gentry by deed dated March 29, 1966 of record in Book 4004, Page 36, Register's Office of Davidson County, Tennessee. The said Shirley Campbell Gentry now being deceased leaving George S. Gentry as the surviving tenant.

Map & Parcel 149000185.00

Property Address: 5223 Rice Road Antioch, TN 37013

TO HAVE AND TO HOLD said real estate unto SECOND PARTY together with all rights, title, easements and appurtenances thereunto belonging, forever.

FIRST PARTY COVENANTS with SECOND PARTY that it is lawfully seized And possessed of said real estate and that FIRST PARTY has a good and lawful right to convey the same, and that it is unencumbered except for easements and/or restrictions, if any, of record in the **Davidson** County, Tennessee Register of Deeds office.

FIRST PARTY FURTHER COVENANTS to forever warrant and defend the title to said real estate unto SECOND PARTY against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, this conveyance has been executed on the 29 day of **June, 2018.**

George S. Gentry

STATE OF **TENNESSEE**
COUNTY OF **RUTHERFORD**

Personally appeared before me, the undersigned, **George S. Gentry** with whom I am personally acquainted, and who acknowledged that **he** executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29 day of **June, 2018.**

KIM SWANNER STATE OF TENNESSEE NOTARY PUBLIC MY COMM. EXP. FEBRUARY 28, 2022 MAURY COUNTY

My commission expires: _____

Notary Public

STATE OF TENNESSEE, **Davidson** COUNTY

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **$191,000.00.**

Affiant

KIM SWANNER STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

NOTARY PUBLIC AT LARGE
Kim Swanner
My Commission Expires
February 28, 2022
STATE OF TENNESSEE

Subscribed and sworn to before me, this 29 day of **June, 2018.**

My commission expires: _____

Notary Public

NEW PROPERTY OWNERS:
Asael H. Perez Gomez
Martha Jarquin Rodriguez
5223 Rice Road
Antioch, TN 37013

PERSON(S) RESPONSIBLE FOR TAXES:
SAME