Karen Y Johnson Davidson County
Batch# 141898 DEEDWARR
09/17/2018 02:13:30 PM 3 pgs
Fees: $18.00 Taxes: $1,050.80
20180917-0092091

WARRANTY DEED

STATE OF TN
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $284,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 14th DAY OF September, 2018

Notary Public

MY COMMISSION EXPIRES: 3/10/19 (AFFIX SEAL)

JAMIE C. POLK NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jose D. Virgil and Sandra M. Beltran Gonzalez	Castle & Cooke Mortgage, LLC	
(NAME)	(NAME)	
205 Appletree Road	13751 South Wadsworth Park Drive	03311001000
	Suite 101	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Draper, UT 84020	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Allison Y Patton, single,** HEREINAFTER CALLED THE GRANTOR(S), HAVE/HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jose D. Vigil & wife Sandra M. Beltran Gonzalez,** HEREINAFTER CALLED THE GRANTEE, 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. 36 ON THE PLAN OF BLAIR MANOR OF RECORD IN PLAT BOOK 3300, PAGE 32, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF THE PROPERTY.

FOR INFORMATION PURPOSES ONLY: 205 Appletree Road, Goodlettsville, TN 37072

Being the same property conveyed to Allison Y. Patton by virtue of that certain Warranty Deed dated October 20, 2017, and being of record at Instrument No. 20171023-0108086 in the amount of $60,000.00 in the Register's Office of Davidson County, Tennessee.

Power of Attorney of record in Instrument# 201809170092090 **, Register's Office said County.**

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

This is improved x unimproved property, known as 205 Appletree Rd, Goodlettsville, TN 37072
(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 hand this 14th day of September, 2018.

Allison Y Patton by William Patton ATF

Allison Y Patton, by William Patton, Attorney in Fact

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, Venikka Branch, a Notary Public, in and for said State and County, William Patton, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Allison Patton, and who acknowledged that he executed the same as the free act and deed of Allison Patton.

WITNESS my hand and official seal at office this 14th day of September, 2018.

VENIKKIA BRANCH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public

My Commission Expires: 9/25/25

True Copy Certification

I, Anita Lester, 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.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, Patricia Nicholls, a notary public for this county and state, Anita Lester 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: 5/5/20
Notary' Seal (if on paper)

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.