Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #18-1306

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Tiffany M. Lacross now known as Tiffany Lacross Hernandez, married**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Roger Klomegah, a single man**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Being Unit 73 on the Plan of West Park Phase 2 as established by a Master Deed for West Park Homeowners Association, Inc., of record as Instrument No. 20040304-0024541, as amended in Instrument No. 20041221-0151636, as further set out on a plan attached to an amendment of record as Instrument No. 20041112-0136248, and as further amended by Instrument No. 20050222-0018812, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth is said Master Deed.

Being the same property conveyed to Tiffany M. Lacross by deed from Bronson K. Parrish and wife, Kathleen E. Parrish, dated June 8, 2007, of record in Instrument No. 20070614-0071376, Register's Office for Davidson County, Tennessee. Tiffany M. Lacross nka Tiffany Lacross Hernandez is now married. The subject property has not been the residence of the Grantor's spouse or issue.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 7277 Charlotte Pike Unit 243, Nashville, TN 37209.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

Karen Y Johnson Davidson County
Batch# 142183 DEEDWARR
09/18/2018 10:36:26 AM 2 pgs
Fees: $13.00 Taxes: $925.00

20180918-0092470

WITNESS THE EXECUTION HEREOF this 6 day of September, 2018.

Tiffany Lacross Hernandez

State of FLORIDA
County of Hillsborough

On this 6 day of September, 2018, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Tiffany Lacross Hernandez, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

HEIDI P. HERNANDEZ
Notary Public - State of Florida
Commission # FF 199036
My Comm. Expires Jun 6, 2019
Bonded through National Notary Assn.

My Commission Expires: 6/6/19

State of ~~Tennessee~~ Florida)
County of ~~Davidson~~) Hillsborough

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 250,000.00.

Affiant

Sworn and subscribed before me on this the 10th day of September, 2018.

Notary Public

HEIDI P. HERNANDEZ
Notary Public - State of Florida
Commission # FF 199036
My Comm. Expires Jun 6, 2019
Bonded through National Notary Assn.

My Commission Expires: 6/6/19

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Roger Klomegah 7277 Charlotte Pike Unit 243 Nashville, TN 37209	Churchill Mortgage Corporation 7610 Old Hickory Blvd. Ste 400 Brentwood, TN 37027	114-08-0C-076.00