WARRANTY DEED

Karen Y Johnson Davidson County
Batch# 155457 **DEEDWARR**
10/31/2018 11:45:31 AM 2 pgs
Fees: $13.00 Taxes: $819.55

20181031-0107800

STATE OF TENNESSEE
COUNTY OF SHELBY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER **$221,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30th DAY OF OCTOBER 2018

Notary Public

MY COMMISSION EXPIRES: Sept. 7, 2022

(AFFIX SEAL)

LINDA A. GRAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY

THIS INSTRUMENT WAS PREPARED BY
LOGO REALTY CLOSING SERVICES, INC.
301 S. Perimeter Park Drive, Suite 214
Nashville, TN 37211

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP - PARCEL NO(S)
Yamasa Co., LTD., a Japanese Corporation	Yamasa Co., LTD	Parcel I.D.: 164 13 0 142
(Name)	(Name)	
P. O. Box 4090	P. O. Box 4090	
(ADDRESS)	(ADDRESS)	
Scottdale, AZ 85261	Scottdale, AZ 85261	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **BRYAN A. MAXWELL AND WIFE, TABITHA D. MAXWELL, AS TENANTS BY THE ENTIRETY** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **YAMASA CO., LTD*** HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

* a Japanese Corporation,

Land in Davidson County, Tennessee, being Lot No. 132, on the Plan of Asheford Crossing, Section Three, a Planned Unit Development, as of record in Book 9700, Page 545, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description. Final Plat,

Being the same property conveyed to Bryan A. Maxwell and Tabitha D. Maxwell by Warranty Deed of record at Instrument No. 20020920-0115092, dated 09/20/2002 and recorded 09/20/2002, in the Register's Office of Davidson, Tennessee.

This is improved property known as 6024 Monroe Xing, Antioch, Tennessee 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 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.

Executed by my hand this 23rd Day of OCTOBER 2018.

Bryan A Maxwell

Tabitha D Maxwell

STATE OF Tennessee

County OF Davidson

Jennifer Chandler-Cole

I, ~~Maxine J. Rucker~~, a Notary Public for the County of Davidson and State of Tennessee, do hereby certify that Bryan A Maxwell and Tabitha D Maxwell personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 23rd Day of OCTOBER 2018.

Notary Public

My Commission Expires: January 6, 2020

JENNIFER CHANDLER-COLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JAN. 6, 2020

Please return to
REALTY TITLE & ESCROW
6525 QUAIL HOLLOW, Suite 115
Memphis, TN 38120

File No. 18110816
TG: 7259032
Tribeca No. 304980