WARRANTY DEED

GONZALEZ-H18335

STATE OF Tennessee

COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $219,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 16th DAY OF November, 2018.

Notary Public

(Affix Seal)

My Commission Expires: 1-24-22

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
PROPERTY TITLE SERVICES, LLC
131 Indian Lake Road, Suite 208
Hendersonville, TN 37075 (615-264-8727)

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Pedro Vasquez Gonzalez, unmarried man	SWBC ~~NEW OWNER~~	052-08-0A-022.00-CO
1920 Gulf Breeze Place	9311 San Pedro #100	
Madison, TN 37115	San Antonio TX 78216	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, ANG HOMES INC., hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto PEDRO VASQUEZ GONZALEZ , UNMARRIED MAN, hereinafter called the Grantee(s), their heirs and assigns, that 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. 22, on the plan of Phase One, Section One, Heron Walk, of record in plat Book 9700, page 173, Register's Office for Davidson County, Tennessee, to which plat of reference is hereby made for more complete description.

Being the same property conveyed to ANG Homes, Inc. by Deed from Timothy Cole and Shari Jessica Cole of record in Instrument # 20180904-0087409, Register's Office for Davidson County, Tennessee.

( ) unimproved
This is (X) improved property known as 1920 Gulf Breeze Place, Madison, Tennessee 37115 .

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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.

Karen Y Johnson Davidson County
Batch# 162557 DEEDWARR
11/20/2018 10:14:02 AM 2 pgs
Fees: $13.00 Taxes: $810.30
20181120-0114076

3652

Witness my/our hand(s) this 16th day of November, 2018 :

ANG Homes Inc. by Alexandra Terry, President

STATE OF Tennessee

COUNTY OF Sumner

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the undersigned, **Alexandra Terry**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the **President** of **ANG Homes Inc,** being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the **Alexandra Terry** as **President.**

Witness my/our hand(s) this 16 day of Nov, 2018.

Notary Public

My Commission Expires: 6/18/19

RHONDA M. HANNAH
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES