WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $227,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF DECEMBER, 2018.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

REBECCA SHUKIS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
12/15/2021
COUNTY OF WILLIAMSON

Karen Y Johnson Davidson County
Batch# 173627 **DEEDWARR**
12/13/2018 11:04:21 AM 2 pgs
Fees: $13.00 Taxes: $839.90

20181213-0121351

THIS INSTRUMENT WAS PREPARED BY
Richard Northcutt, Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

File No.: 18-0979

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Diego A. Mesa and Hidahis Figuerora Mesa	New Owner	Map: #151090A21200CO
(NAME) 6704 Ascot Drive	(NAME)	
(ADDRESS) Antioch, TN 37013	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TWO HUNDRED TWENTY-SEVEN THOUSAND AND NO/100 DOLLARS ($227,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JORGE CARRILLO AND LAURA CARRILLO, HUSBAND AND WIFE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

DIEGO A. MESA AND HIDAHIS FIGUERORA MESA, HUSBAND AND WIFE,

HEREINAFTER CALLED THE GRANTEES, 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. 212, on the Final Plat of Long Hunter Chase, a residential planned unit development, Phase 3, Section 1, of record in Instrument No. 20001103-0109138, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jorge Carrillo and Laura Carrillo, husband and wife, by deed from NVR, Inc., a Virginia Corporation T/A Fox Ridge Homes, dated August 6, 2004, of record in Instrument No. 20040817-0099501, said Register's Office.

This conveyance is made subject to: (1) 2018 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Instrument No. 20001103-0109138, said Register's Office; (3) Sanitary Sewer Easements of record in Instrument 20001030-0107415; Instrument 20000906-0088271 and Instrument 20000906-0088272, said Register's Office; (4) PUD Boundary of record in Plat Book 7900, Page 595, said Register's Office; (5) Drainage Easement to Metropolitan Government of record in Book 4717, Page 515, said Register's Office; (6) Transmission Line Easement to USA of record in Book 2336, Page 532; Book 2338, Page 406; Book 4428, Page 568; Book 4446, Page 423; and Book 4535, Page 351, said Register's Office; (7) Sanitary Sewer Easements of record in Book 9588, Page 930; Book 9988, Page 793; Book 10796, Page 628; and Book 10796, Page 625; said Register's Office; (8) Easement for Water Mains of record in Book 8197, Page 288, and Book 8358, Page 91, said Register's Office; (9) Easement to Tennessee Telephone Co. of record in Book 9661, Page 919, said Register's Office; (10) Deeds of Conveyance of record in Book 9988, Page 793, (Sewer) and Book 9988, Page 821, (Water Main), said Register's Office; (11) Right of Way to Cemetery of record in Book 1101, Page 457, and Book 1115, Page 302, said Register's Office.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 9430, Page 251, amended in Book 9534, Page 938; Book 9534, Page 942; Instrument 20010514-0049630; Instrument 20020930-0118656, Instrument 20130226-0019266, and Book 9430, Page 279, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 6704 Ascot Drive, Antioch, TN 37013
(House No.) (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 our hands this 5th day of December, 2018.

Jorge Carrillo

Laura Carrillo

STATE OF FLORIDA
COUNTY OF Miami Dade

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jorge Carrillo and Laura Carrillo, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this, 5th day of December, 2018.

My Commission Expires: 5/17/21

Notary Public

Notary Public State of Florida
Edwin M Rivero
My Commission GG 090820
Expires 05/17/2021