WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$240,000.00.**

Affiant

Subscribed and sworn to before me this 15 day of January, 2019

Notary Public
My Commission expires: 6/14/2020
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Lancelot E. DaSilva	Bank of America, N.A.	
5069 Streamfield Pass	4500 Amon Carter Blvd.	
Antioch, TN 37013	Fort Worth, TX 76155	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Bertram L. DaSilva and Robin DaSilva, Husband and Wife**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Lancelot E. DaSilva, An unmarried man** their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 32 on the plan of Hunters Run, Section 3 of record in Plat Book 9700, page 684, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Bertram L. Dasilva and Robin Dasilva, husband and wife by Warranty Deed from Jerry Butler Builders, LLC dated February 18, 2000, filed for record on March 17, 2000 in Instrument No. 200003170027518, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2019 in the estimated amount of $1,474.17 for County, and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 14910010300.
- Subject to all matters as shown on Plan of record in Plat Book 9700, page 684, Register's Office Davidson County, Tennessee.

This is improved property known as: **5069 Streamfield Pass, Antioch, TN 37013-5729**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 Johnson Davidson County
Batch# 186151 DEEDWARR
01/18/2019 02:57:30 PM 2 pgs
Fees: $13.00 Taxes: $888.00
20190118-0005536

WITNESS our hands this January 15, 2019.

Bertram L. DaSilva

Robin DaSilva

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Bertram L. DaSilva and Robin DaSilva** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this January 15, 2019

My commission expires 06/14/2020

Notary Public

LAURA JANE SHOUN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Andy Maloney, 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 TN
County of Davidson

Personally appeared before me, Hal E. Wilson, III, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/8/19

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY