Karen Johnson Davidson County
Batch# 220228 DEEDWARR
04/22/2019 12:49:30 PM 3 pgs
Fees: $18.00 Taxes: $962.00
20190422-0036564

Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court
S-202
Hendersonville, TN 37075
HV19-0141

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 18th day of April, 2019

Notary Public

Commission Expires: 3/10/21

LAURIE DAMEWOOD
STATE OF TENNESSEE NOTARY PUBLIC
My Comm. Expires 03/10/2021
COUNTY OF WILSON

Address of New Owner	Send Tax Bills To:	Map & Parcel
Keshar Tamang, Rabi Tamang, and Suk Tamang 2712 Streamfire Cove Antioch, TN 37013	SWBC Mortgage Corp. 9311 San Pedro #100 San Antonio, TX 78216	164-10-0A-063.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Richard William Barkow, a married man and Carrie Chandler Barkow, a married woman

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Keshar Tamang, an unmarried man, and Rabi Tamang and Suk Tamang, 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. 211 on the Plan of Summerfield, Village Two of record in Plat at Instrument No. 20000929-0096421, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Richard William Barkow and Carrie Chandler Barkow by Warranty Deed from Brent D. Alapa and Shauna M. Alapa, husband and wife of record in Instrument No. 20070905-0106550, Register's Office for Davidson County, Tennessee, dated April 09, 2007 and recorded on September 05, 2007. (Value of consideration shown in aforementioned deed $180,000.00.) Being also known as 2712 Streamfire Cove, Antioch, Tennessee 37013.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 2712 Streamfire Cove, Antioch, TN 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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 16th day of April, 2019.

Richard William Barkow

Richard William Barkow

Carrie Chandler Barkow

Carrie Chandler Barkow

STATE OF New Mexico
COUNTY OF Sandoval

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Richard William Barkow and Carrie Chandler Barkow** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at BBVA Compass, 430 Hwy 528, NM this 16 day of April, 2019.

OFFICIAL SEAL
KEENAN ODENBACH
NOTARY PUBLIC STATE OF NEW MEXICO
My commission expires 1-22-23

Keenan Odenbach

Notary Public
My Commission Expires: 1-22-23

(Notary Seal)

COMPASS
LAND TITLE

TRUE COPY CERTIFICATE

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY