Name and Address of New Owner:
Pedro Tamayo
4720 Miners Cove
Nashville, TN 37013

Send Tax Bills To:
Pedro Tamayo
4720 Miners Cove
Nashville, TN 37013

This Instrument Prepared By:
Dellana Lowhorn
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 233377 DEEDWARR
05/23/2019 08:24:30 AM 2 pgs
Fees: $13.00 Taxes: $210.90
20190523-0048711

Map & Parcel No: 135-07-0-00200

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Diane L. Gzesh, a single woman**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Pedro Tamayo, a single man**, "the Grantee," the following described real estate in Davidson County, Tennessee:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Recreation View, of record in Instrument No. 20080909-0092201, 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 Diane L. Gzesh by Warranty Deed from Leslie H. Neely and Deborah S. Neely, husband and wife, recorded on June 09, 2016, and of record in Instrument No. 20160609-0058558, Register's Office for Davidson County, Tennessee.

This is improved property known as 147 Una Recreation Road, Nashville, TN 37217.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 20th day of May, 2019.

Diane L. Gzesh (SEAL)
Diane L. Gzesh

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20th day of May, 2019, before me personally appeared Diane L. Gzesh, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 20th day of May, 2019.

Notary Signature
My commission expires: 3-8-2021

DELLANA LOWHORN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $57,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
20th day of May, 2019.

Notary Public
My commission expires: 3-8-2021
File No. 2019-282

True Copy Certification

I, Dellana Lowhorn, do hereby make an oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered 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, S Thompson, a notary public for this county and state, Dellana Lowhorn, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 12.03.19