Name and Address of New Owner:
Teresa Vasquez
4544 Red Bark Court
Antioch, TN 37013

Send Tax Bills To:
SAME

Karen Johnson Davidson County
Batch# 274356 DEEDWARR
08/21/2019 09:09:15 AM 2 pgs
Fees: $13.00 Taxes: $1,239.50
20190821-0083816

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

Map & Parcel No: 183-05-0A-344.00-CO

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, **Ferhat H. Tovi and wife, Chimen A. Tovi**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Teresa L. Vasquez-Terry and Elmer Eugene Terry, Jr, Wife and Husband,** "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:

BEING Lot No. 154, on the Plan of October Woods, Phase 3, Section 9, a Planned Unit Development, of record in Instrument No. 20020916-0112495, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Ferhat H. Tovi and wife, Chimen A. Tovi, by Warranty Deed from Marcus L. Williams and wife, Patrycya E. Williams, recorded March 18, 2009, of record in Instrument No. 20090318-0024406, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 4544 Red Bark Court, Antioch, Tennessee 37013.

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 August, 2019.

_____ (SEAL)
Ferhat H. Tovi

_____ (SEAL)
Chimen A. Tovi

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20th day of August, 2019, before me personally appeared Ferhat H. Tovi and Chimen A. Tovi, 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 August, 2019.

JOHN ALFRED BELL JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

_____
Notary Signature
My commission expires:

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 $335,000.00, 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 August, 2019.

JASON R. JONES
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

_____
Notary Public
My commission expires: 12/1/2020
File No. 2019-509