Karen Johnson Davidson County
Batch# 285069 DEEDWARR
09/12/2019 02:21:30 PM 3 pgs
Fees: $18.00 Taxes: $703.00
20190912-0092572

# WARRANTY DEED

JULIE DYESS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY
My Commission Expires 08-11-2020

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $190,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 12 DAY OF SEPTEMBER, 2019.

Notary Public

MY COMMISSION EXPIRES: 8/11/20
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Yamasa Co., Ltd., a Japanese Corporation | Yamasa Co., Ltd., a Japanese Corporation | |
| (NAME) P.O. Box 4090 | (NAME) P.O. Box 4090 | 164160A05500CO |
| (ADDRESS) Scottsdale, AZ 85261 | (ADDRESS) Scottsdale, AZ 85261 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Joye Bryant, unmarried**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Yamasa Co., Ltd., a Japanese Corporation,** HEREINAFTER CALLED THE GRANTEE, /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. 113 on the Plan of Section Three, Meadow Woods, of record in Instrument No. 20000921-0094039, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.**

**FOR INFORMATION PURPOSES ONLY: 728 Post Oak Road, Antioch, TN 37013**

Being the same property conveyed to Joye Bryant, unmarried by virtue of that certain Warranty Deed from Rebecca De Leon, unmarried, dated June 1, 2018 and recorded June 7, 2018, and being of record at Instrument No. 20180607-0054794 in the amount of $165,000.00 in the Register's Office of Davidson County, Tennessee.

Being the same property previously conveyed to Rebecca De Leon by virtue of Warranty Deed from federal National Mortgage Association (Fannie Mae), dated October 21, 2009 and recorded November 25, 2009 at Instrument No. 20091125-0108723 in the said Register's Office.

**This conveyance is subject to all easements, restrictive covenants and conditions including those located at Insutument No. 20000921-0094039; Book 10666, page 748; Book 10788, page 10. Instrument No. 20000524-0051988 and 20010911-0098356 and Book 11387, page 931, and all other matters of record, including all items set out on any applicable plat of record.**

unimproved
This is improved x property, known as 728 Post Oak Dr. Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand this 11TH day of September, 2019.

**Joye Bryant**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Joye Bryant**, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 11TH day of September, 2019.

Notary Public

My Commission Expires: 7-5-21

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

# True Copy Certification

I, Dana Loggins, 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.

Dana Loggins

State of TENNESSEE

County of WILLIAMSON

Personally appeared before me, Julie Dyess, a notary public for this county and state, Dana Loggins, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Tennessee Notary Public

My commission Expires: 8/11/2020

JULIE DYESS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY
My Commission Expires 08-11-2020