Karen Johnson Davidson County
Batch# 334614 DEEDWARR
12/26/2019 12:30:30 PM 3 pgs
Fees: $18.00 Taxes: $738.15
20191226-0133220

Prepared by:
Realty Title & Escrow Company, Inc.
1139 NW Broad St Suite 101
Murfreesboro, TN 37129

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $199,500.00

Kristie McGee
Affiant

WILLIAM S CORLEY
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

Subscribed and sworn to before me, this 6th day of December, 2019.

Notary Public
My commission expires: 6/29/21

13-1908-133461

Address of New Owner:	Send Tax Bills to:	Tax Information:
Jose Cruz Tamayo 2327 Rader Ridge Road Antioch TN 37013	SAME AS OWNER	149-05-0-201.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Diane L. DeForest now Woodring, Married**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Jose Tamayo, a married man,** hereinafter called the Grantees, their successors 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. 158-B (erroneously referenced as Lot 158 in prior deed), on the Plan of Lots 126, 158 & 162, Zone Lot Division, Pebble Trace, Section 1, of record in Book 6900, Page 34 as amended in Book 6900, Page 662 (erroneously referenced as Book 7250, Page 56 in prior deed), Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Diane L. DeForest, unmarried by deed from Raymond F. Kush, dated October 31, 1997, recorded November 4, 1997, of record in Book 10670, Page 900, Register's Office for Davidson County, Tennessee. Anne Kathryn Kush, spouse of Raymond F. Kush, joined in this instrument to convey her marital interest, if any, in subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Benjamin B. Woodring Jr., spouse of Grantor, joins in the execution of this instrument for the purpose of conveying his marital interests, if any, in the subject property.

This property is improved property known as 2327 Rader Ridge Road, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 19th day of December, 2019.

Diane L. Woodring

Benjamin B. Woodring Jr.

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Diane L. Woodring**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Franklin, TN, this 19th day of December, 2019.

Notary Public

ASHLEY W. MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

My Commission expires:

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Benjamin B. Woodring Jr.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Franklin, TN, this 19th day of December, 2019.

Notary Public

My Commission expires: 05-19-20

ASHLEY W. MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Krista McRee, 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 therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Jamie Ivey, a notary public for this county and state, Krista McRee, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 01/24/2023

JAMIE IVEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2023