Name and Address of New Owner:
Juan Fernando Salazar and Olivia Ines Soto
3508 Seasons Drive
Antioch, TN 37013

Send Tax Statements To:
Wilson Bank & Trust
1436 W. Main St.
Lebanon, TN 37087

THIS INSTRUMENT PREPARED BY:
(Please Return Document to this Address)
J.D. Kious, Attorney
Lawyers Land & Title Services, LLC
500 North Walnut St.
Murfreesboro, TN 37130
File No.: MR-20081809

Map and Parcel: 150-11-0-213.00

WARRANTY DEED

For and in consideration of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Vernon Keith Back and Pamela S. Back, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Juan Fernando Salazar and Olivia Ines Soto, 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. 333 on the Final P.U.D. Plan of Towne Village of The Country, Section Four-A of record in Book 6250, page 21, Register's Office for Davidson County, Tennessee.

Said Lot No. 333 fronts 74.30 feet on the Southerly margin of Seasons Drive and extends back 123.93 feet on the Northwesterly line and 133.58 feet on the Southeasterly line to a dead line in the rear measuring 58 feet thereon.

Being the same property conveyed to Vernon Keith Back and wife, Pamela S. Back by Warranty Deed from Randall Phillips Builders, Inc of record in Book 6712, page 303, Register's Office for Davidson County, Tennessee, dated November 18, 1985 and recorded on November 19, 1985.

This conveyance is subject to the following: Restrictions of record in Book 6304, Page 985, in the said Register's Office; Subject to all matters shown on the Plan of record in Book 6250, Pages (s) 20 and 21, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to: (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as: 3508 Seasons Drive, 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 do 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 assigns, 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 used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Karen Johnson Davidson County
Batch# 481344 DEEDWARR
09/23/2020 09:59:30 AM 3 pgs
Fees: $18.00 Taxes: $773.30
20200923-0109103

WITNESS our hand this 22nd day of September, 2020.

Vernon Keith Back

Pamela S. Back

State of Tennessee

County of Rutherford

Personally appeared before me, Vernon Keith Back and Pamela S. Back with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 22nd of September, 2020.

Notary Public
My Commission Expires: 1-20-24

JOHN PARKER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $209,000.00.

Affiant Signature

Subscribed and sworn to before me, this 22nd day of September, 2020.

Notary Public
My Commission Expires: 1-20-24

JOHN PARKER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Lynn Vaught, 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.

Signature

State of Tennessee

County of Rutherford

Personally, appeared before me, Sarah Carter, a notary public for this county and state, Lynn Vaught 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: 05/23/2023

