Karen Johnson Davidson County
Batch# 524932 DEEDWARR
12/07/2020 07:59:30 AM 3 pgs
Fees: $18.00 Taxes: $684.50
20201207-0141475

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF NOVEMBER 2020.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

REBECCA SHUKIS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 12/15/2021
COUNTY OF WILLIAMSON

PREPARED BY:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Rd
Mt. Juliet, TN 37122

06-NSH20-00358

Address of New Owner:	Send Tax Bills to:	Tax Information:
Myra Y. Swindell 5857 Monroe Xing Antioch, TN 37013	Same as Owner	163-16-0-A-029.00 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars and 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, **Megan Lozano, married, formally know as Megan Dersu**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Myra Y. Swindell, an unmarried woman and Jerry G. Swindell, an unmarried 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 Unit No. 129, together with the appurtenant interest in the common elements of Provincetown, Phase 1, a horizontal property regime with private elements established by plat shown appended to the Declaration of Protective Covenants, Conditions, Restrictions and Easements and By-Laws of record in Instrument No. 20031119-0168785; supplemental in Instrument No. 20050609-0066104; amended in Instrument No. 20060825-0105504; and Instrument No. 20080812-0082993, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Site Plan attached as Exhibit A-1 to the aforementioned Declaration.

24 month chain of title:

Being the same property conveyed to Megan Dersu, single woman by deed from Adam Eckhardt, married, dated July 1, 2018, recorded July 6, 2018, of record in Instrument No. 20180706-0065689, in the Register's Office for Davidson County, Tennessee.

Roberto Lozano, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying his marital interest in the subject property, if any.

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.

This property is improved property known as: 5857 Monroe Xing, 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.

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.

WITNESS my hand this 23rd day of November 2020

Megan Lozano

Roberto Lozano

Roberto Lozano

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Megan Lozano, formally known as Megan Dersu and Roberto Lozano**, 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 Mt. Juliet, TN, this 23rd day of November 2020.

Notary Public

SETH A. DEARINGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission expires: 03/08/21

True Copy Certificate of Authenticity

I, **Taylor Grills**, 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.

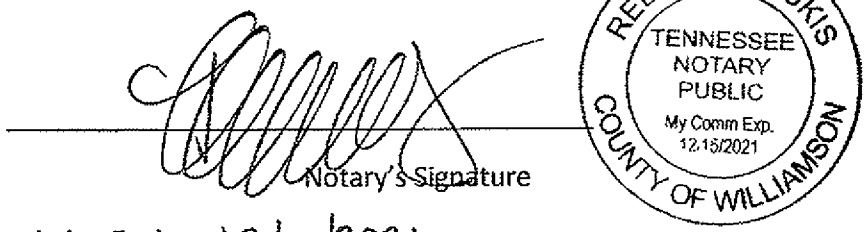


Signature

State of Tennessee

County of Wilson

Personally appeared before me, Rebecca Shukis, a notary public for this county and state, **Taylor Grills,** 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: 12/15/2021