Karen Johnson Davidson County
Batch# 606863 DEEDWARR
04/05/2021 01:36:30 PM 2 pgs
Fees: $13.00 Taxes: $1,213.23
20210405-0044116

This instrument was prepared by:
DLO TITLE, LLC
101 SE Parkway Court, Ste 220
Franklin, TN 37064
TNN-21-0067

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, is $327,900.00

LEAH MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-06-2025

Sworn to and subscribed before me this ____ day of April, 2021.

Affiant

Notary Public

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Taimi Rodriguez Castro 809 Bridge Creek Lane Antioch, TN 37013	New Owner	149-15-0A-159.00-CO

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Trendmark Construction, LLC, a Tennessee limited liability company** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Taimi Rodriguez Castro, an unmarried woman,** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 159 on the Plan of Phase VII, Cambridge Forest of record in Plat at Instrument No. 20190325-0026968 and corrected in Instrument No. 20200127-0009439, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Trendmark Construction, LLC, a Tennessee limited liability company by Warranty deed from Danco Property Investments LLC, a Tennessee limited liability company of record in Instrument No. 20200908-0101758 Register's Office for Davidson County, Tennessee, dated September 03, 2020 and recorded on September 08, 2020.

This is improved property known as **809 Bridge Creek Lane, Antioch, Tennessee 37013.**

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____ Grantor __X__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the plural shall include the singular, the singular the plural, and the use of any gender is applicable to all genders.

WITNESS my hand, this 15th day of April, 2021

Trendmark Construction, LLC, a Tennessee limited liability company

BY: _____
Brent G. Hopper, sole member

State of Tennessee
County of Williamson

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared Brent G. Hopper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to be the sole member of Trendmark Construction, LLC, the within named bargainor, a limited liability company, and that as such, executed the foregoing instrument by signing Trendmark Construction, LLC, a Tennessee limited liability company by Brent G. Hopper, sole member for the purpose therein contained.

Witness my hand and seal, this 15th day of April, 2021.

_____
Notary Public
My Commission Expires: 5/18/2021

ALEXANDRA OWEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

True Copy Certification

I, John A. Bell Jr., 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 TN
County of Davidson

Personally appeared before me, Leah Moore a notary public for this county and state, John A Bell Jr., 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: 01-06-2025
Notary Seal (if on paper):

LEAH MOORE
STATE OF TENNESSEE NOTARY PUBLIC