Karen Johnson Davidson County
Batch# 656536 DEEDWARR
06/14/2021 03:16:30 PM 3 pgs
Fees: $18.00 Taxes: $462.50
20210614-0080014

Prepared by:

615 Title, LLC
807 Bradford Avenue
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $125,000.00.

Affiant

SHAYNE ADAIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Subscribed and sworn to before me this 3rd day of June, 2021.

Notary Public
My Commission Expires: 6/13/2022

2021-245

Address of New Owner:	Send Tax Bills to:	Tax Information:
Jason Alexander Jerkins & Dayana Jerkins	New Owners	
5951 Pinewood Road		148-09-0-010.00
Franklin, TN 37064		

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Jose E. Lora Del Castilla and Maria Torres, husband and wife,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Jason Alexander Jerkins and Dayana Jerkins, husband and wife,

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Section Two, Haywood Hgts of record in Plat Book 2663, Page 13, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 9 fronts 190.00 feet on the Westerly side of Chambers Drive and runs back 149.00 feet on the Northerly side and 174.0 feet on the Southerly side to a dead line in the rear as Follows:

Being the same property conveyed to Jose E. Lora Del Castilla and wife, Maria Torres by Warranty deed from Joyce B. Harper, Executrix of the Estate of Verona U. Hudson, deceased of record in Instrument No. 20060706-0080823 Register's Office for Davidson County, Tennessee, dated June 27, 2006 and recorded on July 06, 2006.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **3805 Chambers Drive, Nashville, TN 37211.**

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 representatives, 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.

Witness our hands this 3rd day of June, 2021.

Jose E. Lora Del Castilla

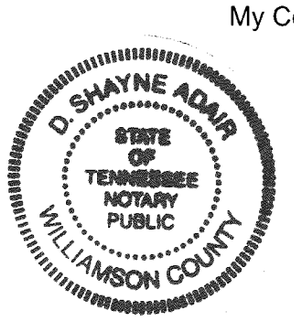
Maria Torres

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jose E. Lora Del Castilla and Maria Torres, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of June, 2021.

Notary Public – D. Shayne Adair
My Commission Expires: 06/13/2022



TRUE COPY CERTIFICATION

I, D. Shayne Adair, 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.

D. Shayne Adair

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named D. Shayne Adair, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes herein contained.

April D. Wideman, Notary Public
My commission expires: 3/13/2023

APRIL D. WIDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY