BOX 10-A

(1)

WARRANTY DEED

Karen Johnson Davidson County
Batch# 679171 **DEEDWARR**
07/19/2021 11:03:29 AM 2 pgs
Fees: $13.00 Taxes: $1,846.30

20210719-0096407

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $499,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF JULY, 2021.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

KATHY SNIDER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 121 1st Ave S, Ste 200, Franklin, TN 37064-6300

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Victor L. Bustillo	SAME	14710019600
(NAME)	(NAME)	
176 Blackpool Drive		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Revelette Family Limited Partnership dated November 20, 1995**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Victor L. Bustillo and Dina Margoth Galvez Carballo,** Husband and Wife, hereinafter called the GRANTEE(S), their heirs and/or 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. 29 on the plan of Parkview Estates, Section Two, of record in Book 3700, Page 87, Register's Office for said County.

Said Lot No. 29 fronts 78.14 feet on the southerly margin of Adamwood Drive and extends back 208.25 feet on the easterly line, which is a broken line, and 185.0 feet on the westerly line to a dead line in the rear, measuring 84.92 feet thereon.

Being the same property conveyed to Alan D. Revelette et ux Candace M. Revelette by Warranty Deed from Pulawski Savings & Loan Association, dated 05/27/1977 and recorded 06/08/1977, of record in Book 5156, Page 335, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Revelette Family Limited Partnership dated November 20, 1995 by Quitclaim Deed from Alan D. Revelette and wife, Candace M. Revelette, dated 12/29/1995 and recorded 01/31/1996, of record in Book 9933, Page 239, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:

Taxes for 2021 and subsequent years, a lien not yet due and payable.
All matters shown on the plat of record in Plat Book 3700, Page 87, in the Register's Office for Davidson County, Tennessee.
Covenants, conditions, easements and restrictions recorded in Book 4094, Page 686, amended as Book 9871, Page 520, Register's Office for Davidson County, Tennessee, together with all amendments thereto, which may provide for association dues, fees and/or assessments, in addition

to any easements, reservations, covenants, building set back requirements, option to purchase, right of first refusal and any special assessments which may come due but omitting any such covenant or restriction based on race, color, religion, sex, familial status or national origin.

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.

unimproved ☐

This is improved ☒ 505 Adamwood Drive, Nashville, TN 37211

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and/or 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.

Effective the 15th day of July, 2021.

Revelette Family Limited Partnership dated November 20, 1995

By: _____
Alan Douglas Revelette
Managing General Partner

State of Tennessee
County of Williamson

Before me the undersigned, a Notary Public of the State and County aforesaid, personally appeared Alan Douglas Revelette, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the Managing General Partner of Revelette Family Limited Partnership dated November 20, 1995, the within named bargainer, a partnership, and that he as such Managing General Partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as Managing General Partner.

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

_____
Notary Public:
My Commission Expires: 11/14/21

RETURN TO:
Premier Escrow, LLC
4301 Hillsboro Pike, Ste 300, Nashville, TN 37215

