Karen Johnson Davidson County
Batch# 698893 DEEDWARR
08/17/2021 11:56:30 AM 2 pgs
Fees: $13.00 Taxes: $1,184.00
20210817-0111116

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $320,000.00 AFFIANT SUBSCRIBED AND SWORN TO ME ON 08/10/2021. NOTARY PUBLIC MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
160
Brentwood, TN 37027
file # 2021-4157

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Juan Rodriguez and Flor de Mario Pacheco		147-08-0-057.00
4824 Humber Drive		
Nashville, TN 37211		

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,

Michael D. Brintnall and Elaina W. Brintnall, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Juan Rodriguez Martinez and Flor De Maria Pacheco Farias, Husband and Wife as Joint Tenants

HEREINAFTER CALLED THE GRANTEE(S), 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. 118 on the Plan of Beverly Heights, Section II of record in Plat Book 2331, Page 42, 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. 118 fronts 75 feet on the east side of Humber Drive, and runs back 263.3 feet on the north line, and 283 feet on the South line, to a dead line in the rear Measuring 98 feet thereon.

Being the same property conveyed to William C. Burrton, Jr and Jane Loyd Burton by Warranty deed from Homes, Inc., a Tennessee Corporation of record in Book 2538, page 537, Register's Office for Davidson County, Tennessee, dated April 13, 1956 and recorded on May 15, 1956.

Being the same property conveyed to Michael D. Brintnall and Elaina W. Brintnall, husband and wife by Warranty deed from Jane Loyd Burton, unmarried of record in Instrument No. 20210416-0051528 Register's Office for Davidson County, Tennessee, dated April 15, 2021 and recorded on April 16, 2021.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2021 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 4824 Humber 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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 my hand on August 10, 2021.

Michael D. Brintnall

Elaina W. Brintnall

STATE OF TENNESSEE

COUNTY OF WILLIAMON

Personally appeared before me, a Notary Public of said County and State, Michael D. Brintnall and Elaina W. Brintnall, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this August 10, 2021.

Notary Public

My Commission Expires: 10/11/21

J. CARLTON DRUMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

File #: 2021-4157

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

270 Franklin Road, Suite 160

Brentwood, TN 37027

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on August 11, 2021.

Affiant Signature

August 11, 2021

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 11th day of August 2021.

Notary's Signature

MY COMMISSION EXPIRES: 1-26-25

JAMES K STERLING
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-26-2025