Prepared By & Return To:
Southern Title, LLC
145 Anderson Lane, Suite C
Hendersonville, TN 37075
22-0143

Karen Johnson Davidson County
Batch# 860356 DEEDWARR
05/20/2022 03:21:30 PM 4 pgs
Fees: $23.00 Taxes: $1,110.00
20220520-0059165

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th day of May, 2022

Notary Public

Commission Expires: 11-5-2024

LORI PATTERSON
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Address of New Owner	Send Tax Bills To:	Map & Parcel
David Gonzalez Gabriel 932 Weeping Willow Way Goodlettsville, TN 37072	New Owners	033-06-0-029.00

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, I/WE, **Llewellyn H. Meister and Dennis R. Henley, devisees of the Last Will and Testament of Fred Joseph Henley**
HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
David Gonzalez Gabriel and Marcela Dominguez Ochoa, Husband and wife
HEREINAFTER CALLED THE GRANTEES, 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. 8, First Revision, Willow Village, as shown on plat of record in Instrument No. 200007060067000, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

The recording of the First Revision Plat in Instrument Number 200007060067000, voids, vacates and supersedes the plat of record in Plat Book 9700, Page 726.

BEING the same property conveyed to Llewellyn-Fowler Stannard, a single woman and Fred

Joseph Henley, a single man, as joint tenants with survivorship, by Warranty Deed from Richard C. Binkley and wife, Margie H. Binkley, dated 5/25/1999 and recorded 5/26/1999 in Book 11494, Page 210, as corrected by Deed of Correction dated 10/24/2000 and recorded 11/2/2000 in Instrument No. 20001102-0108833, in the Register's Office of Davidson County, Tennessee, vesting property in Llewellyn-Fowler Stannard, a 90% undivided interest and Fred Joseph Henley, a 10% undivided interest, as tenants in common.

Llewellyn F. Stannard further conveyed an additional 20% interest to Fred Joseph Henley by Quitclaim Deeds recorded in Instrument No. 20001102-0108834 and Instrument No. 20010119-0005936, said Register's Office, vesting property in Llewellyn-Fowler Stannard, a 70% undivided interest and Fred Joseph Henley, a 30% undivided interest, as tenants in common. The said Llewellyn-Fowler Stannard, also known as Llewellyn F. Stannard and also known as Carolyn Llewellyn Stannard, having since died, testate, on October 22, 2001, with her Estate having been probated in the Probate Court for Sumner County, Tennessee. By her Last Will and Testament filed in Will Book 65, Page 398 and her First Codicil to Last Will and Testament filed in Will Book 65, Page 406, in the Probate Court for Sumner County, Tennessee, she devised subject property to Fred Joseph Henley.

The said Fred Joseph Henley having since died, testate, on March 10, 2022, with his Estate being probated under Docket No. 22P-507, in the Probate Court for Davidson County, Tennessee. By his Last Will and Testament, he devised his Estate to Llewellyn H. Meister and Dennis R. Henley, in equal shares.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 932 Weeping Willow Way, Goodlettsville, TN 37072.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 10th day of May, 2022.

Llewellyn H. Meister

STATE OF FLORIDA
COUNTY OF Collier

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Llewellyn H. Meister** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Naples, Florida this 10th day of May, 2022.

Linda Kersey
Notary Public
My Commission Expires: 11/15/25

(Notary Seal)

LINDA SUE KERSEY
Notary Public - State of Florida
Commission # HH 155530
My Comm. Expires Nov 15, 2025
Bonded through National Notary Assn.

Dated this the 13th day of May, 2022.

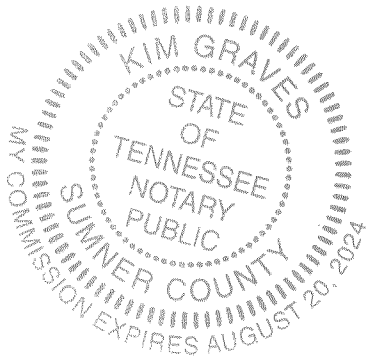
Dennis R. Henley

Dennis R. Henley

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Dennis R. Henley** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee this 13th day of May, 2022.



Kim Graves

Notary Public
My Commission Expires: 8-20-24

CERTIFICATE OF AUTHENTICITY

I, Lori Patterson, do hereby make oath that I am a licensed attorney and/or 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 5-13, 2022.

Affiant
Date: May _____, 2022

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this _____ day of May 2022.

Notary Public

My Commission Expires: 11/15/2025

JESSE TALFORD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY