Prepared by:

Steltemeier and Westbrook, PLLC
220 Second Avenue South
Franklin, Tennessee 37064

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $290,000.00.

Affiant

Subscribed and sworn to before me this 14th day of June, 2022.

Notary Public – Larry N. Westbrook

My Commission Expires: 3/26/2025

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Karen Johnson Davidson County
Batch# 879059 DEEDWARR
06/27/2022 03:21:30 PM 3 pgs
Fees: $18.00 Taxes: $1,073.00
20220627-0073735

22-0109

Address of New Owner:	Send Tax Bills to:	Tax Information:
Sebastian Rafael Barajas	Legacy Home Loans, LLC	
7221 Althorp Way, M-5	4004 Hillsboro Pike, Suite 216-B	172-12-0D-327.00
Nashville, TN 37211	Nashville, TN 37215	

WARRANTY DEED

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

Jimmy Barajas and Claudia P. Barajas, husband and wife,

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

Sebastian Rafael Barajas, an unmarried man,

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

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. M-5 as shown on Exhibit B2 & B3 to the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of Lenox Village, a Traditional Neighborhood Development, Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Section Two, The Town Center Homes) of record as Instrument No. 20050324-0032209, as amended by Instrument No. 20050815-0096405, in the Register's Office for Davidson County, Tennessee. Also being a part of the same property shown on the Plan of Section 2, The Town Center Homes at Lenox Village, of record as Instrument No. 20050322-0031182 in said Register's Office.

Being the same property conveyed to Jimmy Barajas and Claudia Barajas, husband and wife, by Warranty Deed dated July 14, 2017, from Munirathinam Sundaramoorthy and wife, Shanthi Sundaramoorthy, recorded July 17, 2017 in Book 7127, Page 126, Register's Office for Williamson County, Tennessee.

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

This is improved property located at **7221 Althorp Way, M-5, 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 GRANTEE, his heirs and assigns, forever; and we do covenant with the said GRANTEE 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, his 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 14th day of June, 2022.

Jimmy Barajas

Claudia P. Barajas

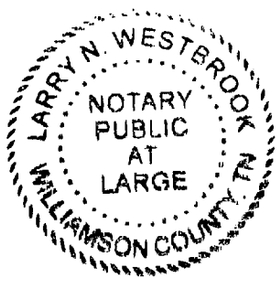
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Jimmy Barajas and Claudia P. Barajas, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of June, 2022.

Notary Public – Larry N. Westbrook

My Commission Expires: 3/26/2025



TRUE COPY CERTIFICATION

I, Larry N. Westbrook, 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 is a true and exact copy of the original document executed and authenticated according to law on June 14, 2022.

Signature – Larry N. Westbrook

Date: June 23, 2022

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 23rd day of June, 2022.

Notary Public

My Commission Expires: 8/27/23

