Karen Johnson Davidson County
Batch# 966018 DEEDWARR
01/31/2023 11:48:30 AM 3 pgs
Fees: $18.00 Taxes: $277.50
20230131-0007146

WARRANTY DEED

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $75,000.00

Juvenal Lopez Mejia
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 31 DAY OF January, 2023

Notary Public

MY COMMISSION EXPIRES: 1-6-25
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS: Juvenal Lopez Mejia	SEND TAX BILLS TO: new owner	MAP-PARCEL NUMBERS
(NAME)	(NAME)	
1224 Bubbling Well Rd.		043-16-0-133-00 043-16-0128-00
(ADDRESS)	(ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Enfield Properties, LLC, a Tennessee Limited Liability Company**, HEREINAFTER CALLED THE GRANTOR(S), HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **Juvenal Lopez Mejia,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson, COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Tract 1 - 1214 Bubbling Well Rd., Madison, TN 37115 - M&P 043-16-0-133-00
Land in Davidson County, Tennessee, being Lot No. 73 on the Plan of Kingsway Green Subdivision of record in Plat Book 3842, Page 227, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Enfield Properties, LLC, by virtue of that certain Warranty Deed dated November 6, 2013, and being of record at Instrument No. 20131108-0116045 in the Register's Office of Davidson County, Tennessee.

Tract 2-1224 Bubbling Well Rd., Madison, TN 37115 - M&P 043-16-0-128-00
Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Kingsway Green Subdivision, of record in Plat Book 3842, Page 227, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Enfield Properties, LLC by Warranty deed from Gary Dewayne Webber and Esther Le Anne Webber, husband and wife of record in Instrument No. 20160129-0009059 Register's Office for Davidson County, Tennessee, dated January 15, 2016 and recorded on January 29, 2016.

This conveyance is subject to all easements, restrictive covenants and conditions including those located in the Register's Office of Davidson County, Tennessee, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 1214 Bubbling Well Rd. Madison, TN 37115
(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 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 my hand this 31st day of January, 2023.

Enfield Properties, LLC

G Gregory Harris member

By: G. Gregory Harris, Member

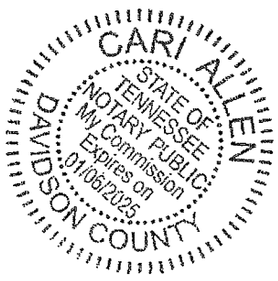
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of said County and State, personally appeared **G. Gregory Harris**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be Member of **Enfield Properties, LLC** the within named bargainer, and that he/she as such Member, executed the foregoing instrument for the purposes therein contained, by signing the name of **Enfield Properties, LLC** by himself/herself as Member.

WITNESS my hand and official seal at office this 31st day of January, 2023.

Notary Public

My Commission Expires: 1-6-25



Certificate of Authenticity

I, Holly A Mason, 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 1/31/23.

Affiant Signature

1/31/23
Date

State of TN
County of Davidson

Sworn to and subscribed before me this 31 day of January, 2023.

Notary's Signature (Notary Seal)

My Commission Expires: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY