Karen Johnson Davidson County
Batch# 1022186 DEEDWARR
07/03/2023 10:13:30 AM 3 pgs
Fees: $18.00 Taxes: $2,127.50
20230703-0050600

Prepared By & Return To:
Tennessee Title Services LLC-Brentwood
7000 Executive Center Dr
290
Brentwood, TN 37027
B-23-2031

ALAN M. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $575,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 30th day of June, 2023

Notary Public

Commission Expires: 05-09-26

Address of New Owner	Send Tax Bills To:	Map & Parcel
Julio Antonio Romero Alas 1193 Barnes Road Antioch, TN 37013	Julio Antonio Romero Alas 464 Carl Miller Dr. Antioch, TN 37013	173 00 0 098.00

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,

Harold R. Glover and Annette O. Glover Revocable Living Trust

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Julio Antonio Romero Alas

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 the 5th Civil District of Davidson County, Tennessee, being Lot No. 10 on the unrecorded plan of the Willie W. Amos Tract, described according to a survey made by C. K. McLemore, Surveyor, July, 1966, as follows:

Beginning on the northerly line of the Albright property at the corner of Lots Nos. 9 and 10, said point being north 85-3/4° West 1043.4 Feet from the westerly line of the Wair property; thence with the line between said two lots north 1/4° West 1123.5 Feet to the southerly margin of Barnes Road; thence with said Road South 56° West 153.3 Feet to the corner of Lots Nos. 10 and 11; thence with the line between said two lots South 1/2° West 1028.2 feet to the northerly line of said Albright property; thence with said line South 85-3/4° East 139.8 Feet to the beginning, containing 3.3 acres, more or less.

BEING the same property conveyed by Warranty Deed from Carl L. Lofton and wife, Joyce M. Lofton to Harold R. Glover and Annette O. Glover Revocable Living Trust, recorded March 24, 2005, as Instrument No. 20050324-0032296 in Davidson County, Tennessee Register of Deeds. Harold R. Glover having since died on 7/22/2019, leaving Annette O. Glover as sole tenant by its entirety.

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: 1193 Barnes Road, Antioch, TN 37013

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 used, 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 30th day of June, 2023.

Harold R. Glover and Annette O. Glover Revocable Living Trust

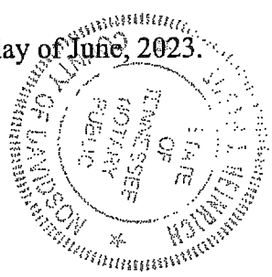
Annette O. Glover Trustee
Annette O. Glover, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Annette O. Glover, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Trustee of Harold R. Glover and Annette O. Glover Revocable Living Trust, and that as such Trustee executed the foregoing instrument for the purpose therein contained.

Witness my hand, at office, this 30th day of June, 2023.

Notary Signature
My commission expires: 7/6/26



Certificate of Authenticity

I, Cari Allen, 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 6-30-23.

Affiant Signature

6-30-23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 30 day of June, 2023

Notary's Signature

(Notary Seal)

My Commission Expires: 05-09-26

ALAN M. COHEN
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON