Karen Johnson Davidson County
Batch# 1046672 DEEDWARR
09/06/2023 01:22:30 PM 4 pgs
Fees: $23.00 Taxes: $1,535.50
20230906-0069926

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Williamson
Fidelity Residential Solutions 800 Hingham Street, Suite 101N Rockland, MA 02370 878384 M-C-253134-2 TO15845 Tracey Haddad	The actual consideration or value, whichever is greater, for this transfer is $ 415,000.00 Cheryl Belander Affiant Subscribed and sworn to before me, this the 14th day of August 2023 Elizabeth J Barnes Notary Public My commission expires: 11-21-26 (Affix Seal)

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
NAME: Enock Bunane and Moses Mupenzi and Esteri Zijeneza	NAME: same
STREET ADDRESS: 7015 Legacy Dr Antioch, TN 37013	STREET ADDRESS:
MAP & PARCEL NO.: 182-06-0A-063.00-CO	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Michael J. Moon, divorced and not since married hereinafter called Grantor, has bargained and sold, and by these presents do hereby transfer and convey unto Enock Bunane and Moses Mupenzi and Esteri Zijeneza, joint tenants with rights of survivorship hereinafter called Grantee, his/her heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in Davidson COUNTY, STATE OF TENNESSEE, more particularly described as follows:

See Exhibit A

This is improved property known as: 7015 Legacy Drive, Antioch, TN 37013

To have and to hold the said tract or parcel of land, with all the appurtenances, estate, title and interest thereto belonging to the said Grantee, his/her heirs and assigns, forever; and I do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his/her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY/OUR SIGNATURE(S) THIS 6 day of June, 2023.

X Michael J. Moon
Michael J. Moon

State of Michigan } ss
County of Wayne

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Michael J. Moon, Divorced (fill in marital status), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and who acknowledged that he/she/they executed the same as his/her/their free act and deed.

Witness my hand, at office, this 6 day of June, 2023.

IN WITNESS WHEREOF, I hereunder set my hand and official seal.

Dylan Wright
Notary Public
My commission expires 02/16/2029

DYLAN WRIGHT NOTARY PUBLIC WAYNE COUNTY, MI

DYLAN WRIGHT
Notary Public, State of Michigan
County of Wayne
My Commission Expires Feb. 16, 2029
Acting in the County of Wayne County

Exhibit "A"
Property Description
2023-3900

Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Old Hickory Hills, Section One, of record in Instrument No. 20011023-0115382, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Michael J. Moon by Warranty deed from Celebration Homes, LLC of record in Instrument No. 20081031-0108865 Register's Office for Davidson County, Tennessee, dated October 16, 20008 and recorded on October 31, 2008. (Value of consideration shown in aforementioned deed $183,900.00.)

Being the same property conveyed to Enock Bunane, Moses Mupenzi, and Esteri Zijeneza by virtue of a deed from recorded on _____, 20___ at _____ as Book _____, Page _____, Instrument #_____ in the official records of the Davidson County Recording Office

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 10, 2023.

J. Carlton Drumwright

August 10, 2023
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on August 10, 2023.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY