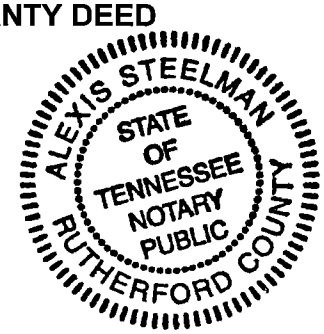
WARRANTY DEED



STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 265,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22ND DAY OF November, 2024.

Notary Public

MY COMMISSION EXPIRES: February 24, 2026

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Company Tennessee Division
1524 Williams Dr. Suite 202
Murfreesboro, TN 37129

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
National Equity Inc.	New Owner	043100C01700CO
(NAME)	(NAME)	Karen Johnson Davidson County
P.O. Box 241886		Batch# 1208296 DEEDWARR
(ADDRESS)	(ADDRESS)	11/25/2024 12:16:30 PM 3 pgs
Omaha, NE 68124-5886		Fees: $18.00 Taxes: $980.50
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	20241125-0091993

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **Laura Orozco and Eric Orozco, wife and husband,** hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto **JANELL M. ANDERSON, AS TRUSTEE UNDER THE TRUST AGREEMENT DATED THE 14TH DAY OF OCTOBER, 1985, AMENDED ON APRIL 23, 2021, TO PROVIDE FOR ADDITIONAL TRUSTEES TO SERVE ALONG WITH N. P. DODGE, JR.; KNOWN AS THE TRUST BETWEEN NATIONAL EQUITY, INC., A NEBRASKA CORPORATION AND N. P. DODGE, JR.,** hereinafter called the GRANTEE(S), his/her/their 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 Unit No. 17 on the plan of Bixier Farms Townhomes, a Horizontal Property Regime with Private Elements of record in Exhibit "C" in the Declaration of Covenants, Conditions and Restrictions at Instrument No. 20070213-0018434, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Being the same property conveyed to Laura Orozco and Eric Orozco, wife and husband by Warranty Deed from KVR Homes, LLC, dated 08/03/2018, of record in Instrument No. 20180806-0077032, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, (5) current year property taxes, and (6) other matters of public record.

unimproved ☐

This is improved ☒ 210 Jenna Lee Circle, 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 GRANTEE(S), his/her/their assigns forever; and we do covenant with the said GRANTEE(S) 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(S), his/her/their 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.

Effective the 22 day of November, 2024

Laura Orozco

Eric Orozco

State of New York
County of Erie

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Laura Orozco,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 14th day of November, 2024

Sharon E Palisano

Notary Public:
My Commission Expires: SHARON E. PALISANO
Notary Public, State of New York
Qualified in Niagara County
My Commission Expires April 16, 20 26

State of New York
County of Erie

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Eric Orozco**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 14th day of November, 2024

Sharon E Palisano

Notary Public:
My Commission Expires: SHARON E. PALISANO
Notary Public, State of New York
Qualified in Niagara County
My Commission Expires April 16, 20 26

RETURN TO:
Stewart Title Company Tennessee Division
1524 Williams Dr. Suite 202
Murfreesboro, TN 37129

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, 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 11-22-2024.

Affiant Signature

11/25/2024
Date

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Sworn to and subscribed before me this 25 day of November, 2024.

CINDY PERSON
STATE OF TENNESSEE NOTARY PUBLIC
(SEAL)
RUTHERFORD COUNTY

Notary Public

My Commission Expires: 4-19-2027

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