RODNEY A KING
Notary Public
State of New Mexico
Comm. # 1076283
My Comm. Exp. May 23, 2027

RECORD AND RETURN TO:
Limestone Title, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: QCBL-28573-25

Karen Johnson Davidson County
Batch# 1248889 DEEDWARR
03/21/2025 09:19:30 AM 3 pgs
Fees: $18.00 Taxes: $1,948.98
20250321-0021034

WARRANTY DEED

RODNEY A KING
Notary Public
State of New Mexico
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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $526,750.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ___ day of 3-17, 2025

NOTARY PUBLIC

My commission expires: 5-23-2027

THIS INSTRUMENT PREPARED BY:
Limestone Title, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rong Wang 709 Wagon Drive Nashville, TN 37221	~~Same address as new owner~~ Legacy Home Loans, LLC 408 Highway 76 White House, TN 37188	142-03-0-038.00

FOR AND IN CONSIDERATION of the sum of FIVE HUNDRED TWENTY SIX THOUSAND SEVEN HUNDRED FIFTY AND 00/100 Dollars ($526,750.00) and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **RANDY LEAGO AND JOAN LEAGO, HUSBAND AND WIFE**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **RONG WANG***, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

* an unmarried woman

Land in Davidson County, Tennessee, being Lot No. 376 on the Plan of Walnut Hill Manor, Section 1 of record in Plat Book 4460, page 108, 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 as conveyed to RANDY LEAGO and JOAN LEAGO, husband and wife, by Warranty Deed from William E. Adams, a married man, dated December 29, 2017, Recorded January 4, 2018 at Instrument Number 20180104-0001314, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is improved property, known as: 709 Wagon Drive, Nashville, TN 37221

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the current year property taxes, which taxes are being prorated between the parties.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this 17th day of March, 2025

GRANTOR(S)

Randy Leago

Joan Leago

NEW MEXICO
STATE OF ~~TENNESSEE~~
COUNTY OF BERNALILLO

Personally appeared before me, a Notary Public, Randy Leago and Joan Leago, husband and wife, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 17 day of MARCH, 2025.

Notary Public

RODNEY A. KING

Printed Notary Name

My commission expires: 5-23-2027

RODNEY A KING
Notary Public
State of New Mexico
Comm. # 1076283
My Comm. Exp. May 23, 2027

CERTIFICATE OF AUTHENTICITY

I, Sheila Ivey, do hereby make oath that I am a licensed attorney and/or 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 3/17, 2025.

Affiant
Date: March 20th,2025.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 20th day of March,2025.

Notary Public Theresa L. Smith

My Commission Expires: 9-7-2026

