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Davidson County DEEDWARR
Recvd: 07/03/07 08:18 2 pgs
Fees:13.00 Taxes:564.25

20070703-0079132

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$152,500.00** Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **29th DAY OF JUNE 2007.** Notary Public MY COMMISSION EXPIRES: May 23, 2009 (AFFIX SEAL)

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY TN
My Commission Expires May 23, 2009

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jaimee Simon	**Decision One Mortgage Company**	**133-3-124**
(NAME)	(NAME)	
3315 Dumas Drive	**6115 Park South Drive, Suite 200**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	**Charlotte, North Carolina 28210**	
(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, WE, **Heatherstone Properties, LLC.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jaimee Simon and Billy Simon, wife and husband**, 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 Davidson County Tennessee, Being Lot No. 163 on the plan of Glencoe Acres, Section II, of record in Book 1835, (erroneously referred to as Book 1836 in Instrument No. 20070212-0017840) Page 136, Register's Office for said county.

SAID Lot fronts 93 feet on the southwesterly side of Dumas Drive and extends back 177.8 feet on the southeasterly line and 182.9 feet on the northwesterly line in the rear and measures 93.2 feet thereon.

BEING the same property conveyed to Heather Stone Properties, LLC in Instrument No. 20070212-0017840, by Trustee's Deed from Crystanna Duffy, Co-Trustee, dated January 31, 2007 recorded on February 12, 2007 in the Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Heatherstone Properties, LLC by Corrected Trustee's Deed of record in Instrument No. 20070703007913/, in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **3315 Dumas Drive, Nashville, TN 37211**
(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 **29th day of June, 2007**.

Heatherstone Properties, LLC.
By: Roy Huddleston, President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **ROY HUDDLESTON,** with whom I am personally acquainted, and whom, upon oath, acknowledged himself to be the President of **HEATHERSTONE PROPERTIES, LLC**. and to be the person who executed the foregoing instrument for the purpose therein contained as such President of **HEATHERSTONE PROPERTIES, LLC**, and that he executed the same as the company's free act and deed

Witness my hand and official seal at **Nashville, Tennessee this 29th day of June, 2007**.

Commission expires: **May 23, 2009**

L. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

L. Dyke Tatum Notary Public