WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/06/07 09:20 2 pg
Fees:13.00 Taxes:615.96

20071106-0130686

STATE OF
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $166,475.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF OCTOBER, 2007.

Notary Public

MY COMMISSION EXPIRES: 1-16-08
(AFFIX SEAL)

J. SUSAN DUFF NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Melissa Lara	Southeast Financial Federal Credit Union	164100A26800CO
(NAME)	(NAME)	
817 Sandworth Court	139 Northcreek Blvd.	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Goodlettsville, TN 37072	
(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, Southern Home Builders, LLC, a Tennessee limited liability company, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Melissa Lara, unmarried, 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. 123 on the Plan of Final Plat Village Five, Summerfield Subdivision as shown by plat appearing of record in Instrument Number 200511030133115, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Southern Home Builders, LLC, a Tennessee limited liability company, by deed of record in Instrument Number 20060726-0090026, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 817 Sandworth Court, Antioch, TN 37013
(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 31st day of October, 2007.

Southern Home Builders, LLC

By:
Connie R. Gill

STATE OF **Tennessee**

COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared Connie R. Gill with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged herself to be the Secretary of Southern Home Builders, LLC a Tennessee Limited Liability Company and that she as such Secretary executed the foregoing instrument for the purposes therein contained, by signing the name of Southern Home Builders LLC a Tennessee Limited Liability Company by herself as Secretary.

Witness my hand and official seal at Nashville, Tennessee this 31st day of October, 2007.

Commission expires: 4/21/2008

Linda Toombs

Notary Public

SUSAN TOOMBS Notary Public At Large RUTHERFORD COUNTY, TN

Notary Seal present, but could not be reproduced.

Bill Garrett

Bill Garrett
Davidson County Register of Deeds