File Box 245

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/02/08 13:58 2 pgs
Fees:13.00 Taxes:351.50
20080902-0089680

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,000.00

X Connie Hasty
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF AUGUST, 2008.

Notary Public

MY COMMISSION EXPIRES: October 22, 2011.
(AFFIX SEAL)

MARTIN C. WADDELL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc., 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Connie Hasty	New Owner	MAP 86-14-A-0, PARCEL 121.00 CO
(NAME)	(NAME)	
9205 FOREST LAWN DRIVE		
(ADDRESS)	(ADDRESS)	
BRENWOOD, TN 37027	,	
(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, **Patti Bandy**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Connie Hasty, a married person**, , 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:

Being Lot No. 121 on the plan of Hermitage Meadows Subdivision, a planned unit development, of record in Book 5200, page 682, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Patti Bandy, unmarried, by deed from Betty B. Gibbs Woods, unmarried, dated 8/1/92, of record in Book 8720, page 394, Register's Office for Davidson County, Tennessee

This conveyance is subject to 2008 taxes, prorated and assumed by the Grantee; to all matters as set out on the plan of record in Book 5200, page 682; Declaration of Covenants, Conditions, and Restrictions as set out in Book 6034, page 365, said Register's Office. Subject to party walls for use in common with owner(s) of attached and appurtenant improvements. Subject to the assessment of homeowners association fees, if any. Subject to the rights and claims of parties in possession and to any and all leases not of public record.

unimproved ☐

This is improved ☒ property, known as 121 Thistle Lane, Hermitage, TN 37076
(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 our hands this 28th day of August, 2008.

Patti Bandy

Patti Bandy

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public for the aforesaid State and County, Patti Bandy with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged upon oath, that she executed the within document for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 28th day of August, 2008.

Commission expires: October 22, 2011

Martin C. Waddell Notary Public

