BILL GARRETT, Davidson County
Trans: T20130042228 DEEDWARR
Recvd: 05/21/13 10:30 2 pgs
Fees: 13.00 Taxes: 645.65
20130521-0051070

MICHELLE HIGHTOWER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
09-21-2015
Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 179,500.00

Affiant

Subscribed and sworn to before me, this 15th day of May, 2013.

Notary Public

My commission expires: 9.21.15

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4711 TROUSDALE DRIVE, STE 120
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
SARAH SADLOWSKI	MOVEMENT MORTGAGE, LLC	161060A07300CO
1055 ASHMORE DRIVE	841 SEAHAWK CIRCLE	
NASHVILLE, TN 37211	VIRGINIA BEACH, VIRGINA 23452	

FOR AND IN 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 ACKNOWLEDGE, WE,

EMILY SMITH, MARRIED FORMERLY KNOWN AS EMILY THOMPSON, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SARAH SADLOWSKI, AN UNMARRIED WOMAN

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 Unit 73 on the plan of Oakhill Townhomes, as shown as Exhibit "A-1" to the Declaration of Protective Covenants, Conditions Restrictions and easements for Oakhill Townhomes of record as Instrument No. 20080325-0030014, Register's Office for Davidson County Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description thereof.

BEING THE SAME PROPERTY CONVEYED TO EMILY THOMPSON, AN UNMARRIED WOMAN BY WARRATNY DEED FROM CENTEX HOMES, A NEVADA GENERAL PARTNERSHIP DATED 10/16/08 AND OF RECORD IN 10/23/08 IN INSTRUMENT NO. 20081023-0106145, SAID REGISTER'S OFFICE FOR SAID COUNTY. EMILY THOMPSON IS NOW KNOWN AS EMILY SMITH AND NATHAN SMITH HEREBY SIGNS AS THE SPOUSE TO EMILY SMITH AND TO CONVEY ANY INTEREST HE MAY HAVE MARITAL OR OTHERWISE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (_____) property known as 1055 ASHMORE DRIVE, NASHVILLE, TN 37211.

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 in 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/our hand(s) this 15th day of May, 2013.

Emily Smith
EMILY SMITH

Nathan Smith
NATHAN SMITH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, EMILY SMITH AND NATHAN SMITH, the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of May, 2013.

Rhonda Johnson
Notary Public

My Commission Expires: 05/25/16

RHONDA JOHNSON
STATE OF TENNESSEE
NOTARY PUBLIC AT LARGE
MADISON CO., TENNESSEE
MY COMMISSION EXPIRES MAY 25, 2016