WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130048934 DEEDWARR
Recvd: 06/11/13 14:20 2 pgs
Fees:13.00 Taxes:464.35

20130611-0059432

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

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,500.00

Rachel Bellamy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of May, 2013.

Notary Public

MY COMMISSION EXPIRES: 9.21.15

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Alicia Caston	same	15007050200
(NAME)	(NAME)	
3441 Country Way Road	same	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013-4915		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Linda G. Bishop, unmarried**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Alicia Caston and Terrence Barlow, wife and husband**, hereinafter called the GRANTEE(S), their heirs and/or 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. 393, on the Plan of Towne Village of the Country, Section Five, of record in Plat Book 6250, pages 783 and 784, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Linda G. Bishop, unmarried by Deed from Joni Gayle Falk and Jane Carroll Becker, both unmarried, dated 05/27/1993 and filed for record on 05/28/1993 in Book 8963, Page 374, Register's Office for Davidson County, Tennessee.

All matters as set forth per Plat Book 6250, Page 783, Plat Book 6250, Page 784, said Register's Office.
Restrictions of record in Book 6767, Page 456, said Register's Office.
Deed of Conveyance of record in Book 5866, Page 45, Book 7477, Page 753, Book 7477, Page 782, said Register's Office.
Easement of record in Book 7514, Page 280, said Register's Office.
County of Davidson taxes for the year 2013 and subsequent years, a lien not yet ascertainable, due or payable.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 3441 Country Way Road, Antioch, TN 37013-4915
(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 GRANTEE(S), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and/or 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 30th day of May, 2013.

Linda G. Bishop
Linda G. Bishop

State of Tennessee
County of Wilson

Personally appeared before me Linda G. Bishop, 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 foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 30th day of May, 2013.

Notary Public
My Commission Expires: 9.2.2015

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122