BILL GARRETT, Davidson County
Trans:T20130072409 DEEDWARR
Recvd: 08/21/13 15:17 2 pgs
Fees:13.00 Taxes:536.50
20130821-0088382

State of Tennessee
County of Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$149,900.00~~ 145,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF Aug., 2013.

Notary Public
MY COMMISSION EXPIRES: 7-19-16

DAVID KIMBROUGH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

This instrument prepared by:
Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL
MICHAEL D. SHUMAKER	New Owner	015-14-0/060.00
(NAME)	(NAME)	
3113 MILLIKEN DRIVE		
(ADDRESS)	(ADDRESS)	
JOELTON, TN 37080		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, WE, GLENDA M. TAYLOR, UNMARRIED, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL DAVID SHUMAKER AND JENNIFER CHRISTINE SHUMAKER HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING LOT NO. 20 ON THE PLAN OF WILLIAM HILLS, SECTION 2, AS OF RECORD IN PLAT BOOK 4460, PAGE 62, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO GLENDA M. TAYLOR AND HUSBAND, THOMAS L. TAYLOR, BY WARRANTY DEED FROM JOHNNY M. AYERS AND WIFE, DEBBIE M. AYERS, RECORDED ON FEBRUARY 11, 1997 IN RECORD BOOK 10346, PAGE 943, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID THOMAS L. TAYLOR IS DECEASED.

This is improved property, known as 3113 MILLIKEN DRIVE, JOELTON, TN 37080.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness our hands this 20th day of Aug., 2013.

Glenda M. Taylor
GLENDA M. TAYLOR

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, GLENDA M. TAYLOR, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 20th day of Aug., 2013.

NOTARY PUBLIC
My commission expires: 7-19-16

