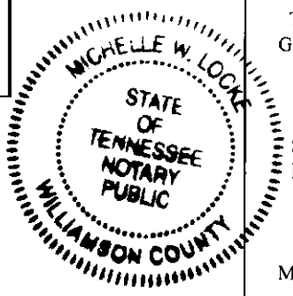
# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/16/13 13:25 3 pgs
Fees:18.00 Taxes:629.00
**20130916-0097280**




STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF SEPTEMBER, 2013.

Notary Public

MY COMMISSION EXPIRES: 10/20/13
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Advantage Title and Escrow, 3325 Aspen Grove Drive, Franklin, TN 37067

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| G. Kevin Chojnowski | Same | 064-15-0-A-044.00 CO |
| (NAME) | (NAME) | |
| 200 Mill Spring Place | | |
| (ADDRESS) | (ADDRESS) | |
| Old Hickory, TN 37138 | | |
| (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, Elizabeth J. Smith, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kevin Chojnowski, an unmarried man, 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: *G.

Being Lot No. 20 on the Plan of Plantation Walk, Section 2, as shown by plat of record in Plat Book 7900, Page 858, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Elizabeth J. Smith, unmarried, by deed of record in Instrument Number 20050823-0100595 Register's Office for Davidson County, Tennessee.

Subject to all matters as shown on Plan of Plantation Walk of record in Plat Book 7900, Page 858, Register's Office for Davidson County, Tennessee. Covenants of Book in record Book 9231, Page 719 and Book 9547, Page 904, Register's Office for Davidson County, Tennessee. Subject to matter on Boundary Plat in record of Book 7900, Page 625, Register's Office for Davidson County, Tennessee. Charter of Plantation Walk HOA record in Book 9315, Page 723, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 200 Mill Spring Place, Old Hickory, TN 37138

(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 13th day of September, 2013.

Elizabeth J. Smith

STATE OF MT
COUNTY OF Flathead

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Elizabeth J. Smith, unmarried, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Franklin, Tennessee~~ Kalispell, MT this ~~13th~~ 12 day of September, 2013.

Commission expires: July 13, 2015

Notary Public

SEAL

DENISE GULLICKSON
NOTARY PUBLIC for the
State of Montana
Residing at Kalispell, MT
My Commission Expires
July 13, 2015

I, Thomas N. Jones, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

THOMAS N. JONES

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Michelle W. Locke, a notary public for this county and state, Thomas N. Jones, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

NOTARY PUBLIC

My Commission Expires: 10/20/2013

