BILL GARRETT, Davidson County
Trans:T20130080936 DEEDWARR
Recvd: 09/18/13 13:21 2 pgs
Fees:13.00 Taxes:980.50
20130918-0098418

This instrument was prepared by:
DLO TITLE, LLC
256 Seaboard Lane Suite F-103
Franklin, TN 37067
2013090005

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, is $265,000.00

Sworn to and subscribed before me this 16th day of September, 2013.

Affiant

Notary Public 07/03/17

Rachel Neal STATE OF TENNESSEE NOTARY PUBLIC Davidson County

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Kristin Kilpatrick		161-100B-193.00-CO
4832 Enoch Drive	New Owner	
Nashville, TN 37211		

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Stephanie S. Fox, an unmarried person**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Kristin Kilpatrick*, unmarried****, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 39 on the Plan of the Final Plat of Villages of Brentwood, Phase Eleven, as of record in Plat Book 9700, Page 949, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Stephanie S. Fox, an unmarried person by Deed from Fox Ridge Homes, Inc. of record in Instrument No. 20000817-0081472, Register's Office for Davidson County, Tennessee, dated 8/14/2000, recorded 8/17/2000.

This is improved property known as **4832 Enoch Drive, Nashville, TN 37211.**

*an
**woman

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor __X__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the plural shall include the singular, the singular the plural, and the use of any gender is applicable to all genders.

WITNESS my hand, this 16th day of September, 2013.

Stephanie S. Fox

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, Stephanie S. Fox, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of September, 2013.

Notary Public

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Comm Expires
Jul. 20. 2015