BILL GARRETT, Davidson County
Trans:T20130107474 DEEDWARR
Recvd: 12/27/13 15:44 3 pgs
Fees:18.00 Taxes:0.37

20131227-0130490

This Instrument Prepared by:
Carole E. Baker
5813 Hearthstone Lane
Brentwood, TN 37027

WARRANTY DEED

WARRANTY DEED, made this 27th day of December , 2013
by and between:

Carole E. Baker, Successor Trustee of the Baker Family Trust dated October 3, 2002, As Amended

("grantor(s)", and

Carole E. Baker, individually

The Grantee(s)
THE GRANTOR, for and in consideration of the sum of:
One Hundred and no/100
DOLLARS ($100.00), the receipt and sufficiency of which is hereby Acknowledged and received, and for other good and valuable consideration, does hereby grant, bargain, sell and convey unto the grantee his/her heirs and assigns, the following described premises located in the County of Davidson
State of Tennessee, described as follows (enter legal description):

Land in Davidson County, Tennessee being Lot No. 2 on the Plan of Hearthstone Subdivision, Phase One, of record in Book 5200, Page 218, and amended in Book6525, Page 422, Register's Office for said county, to which plan reference is made for a more complete description.

Being the same property conveyed to Grantor by deed of record in Instrument No. 20101018-0083288, said Register's Office.

Also known as street and number 5813 Heartstone Lane, Brentwood, TN 37027
Tax Parcel ID# 16015000200
TO HAVE AND TO HOLD the said premises, with its appurtenances unto the said Grantee his/her heirs and assigns forever. Grantors covenant with the Grantee that the Grantors are now seized in fee simple absolute of said premises; that the Grantors have full power to convey same; that the same is free from all encumbrances excepting those set forth above; that the Grantee shall enjoy the same without any lawful disturbance; that the Grantors will, on demand, execute and deliver to the Grantee, at the expense of the Grantors, any further assurance of the same that may be reasonably required, and, with the exceptions set forth above, that the Grantors warrant to the Grantee and will defend for him/her all the said premises against every person lawfully claiming all or any interest in same, subject to real property taxes accrued by not yet due and payable and any other covenants, conditions, easements, rights of way, laws and restrictions of record.

X Carole E. Baker (Jones)
Print Name Carole E. Baker,
Capacity Successor Trustee

X CAROLE E. BAKER (JONES)
Print Name
Capacity Successor Trustee

X
Print Name
Capacity

X
Print Name
Capacity

X
Print Name
Capacity

X
Print Name
Capacity

STATE OF _____)
COUNTY OF _____)

The foregoing instrument was acknowledged before me, George T. Woody
a notary public in the State of Tennessee by Carole E. Baker Jones
on the 27 day of December, 2013.
Witness my hand and seal

George T. Woody
NOTARY PUBLIC
My commission expires 7-24-2017

[NOTARY SEAL]

GEORGE WOODY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires July 24 2017

STATE OF TENNESSEE
COUNTY OF Williamson

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 100.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Carole E. Baker (Jones)
Affiant
Carole E. Baker (JONES)
Print Name

GEORGE WOODY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires July 24 2017

Subscribed and sworn to before me this the 27 day of December, 2013

George J. Woody
Notary Public

My commission expires: 7-24-2017

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

PROPERTY ADDRESS:

5813 Hearthstone Lane, Brentwood, TN 37027

MAIL TAX NOTICES TO:
(Name/Address)
Carole E. Baker, Individually
5813 Hearthstone Lane, Brentwood, TN 37027

NAME AND ADDRESS OF PROPERTY OWNERS:

Carole E. Baker, Individually
5813 Hearthstone Lane, Brentwood, TN 37027

THIS INSTRUMENT PREPARED BY:

Carole E. Baker
5813 Hearthstone Lane, Brentwood, TN 37027

RETURN TO:

Carole E. Baker
5813 Hearthstone Lane, Brentwood, TN 37027

MT#:

TAX PARCEL NO.:
Enter the Parcel Identification # 160-15-0 002.00

STATE TAX: $____
REGISTER'S FEE: $____
RECORDING FEE: $____
TOTAL: $____