BILL GARRETT, Davidson County
Trans:T20140002465 DEEDWARR
Recvd: 01/13/14 10:06 2 pgs
Fees:13.00 Taxes:814.00

20140113-0003088

WARRANTY DEED

ET-13-3128

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $220,000.00

Affiant

Subscribed and sworn to before me, this 13th DAY OF December, 2013.

Notary Public

MY COMMISSION EXPIRES: 10-05-15

(AFFIX SEAL)

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johnny Owen Norton	Johnny Owen Norton	
211 Stoners Glen Court (ADDRESS)	(NAME) 211 Stoners Glen Court (ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Hermitage, TN 37076 (CITY) (STATE) (ZIP)	75-15-A-211.00 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we DONNA N. TERRY, EXECUTRIX AND SHARON NOBLITT, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JOHNNY OWEN NORTON AND WIFE, SANDRA CAROL NORTON, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 211, STONERS GLEN, PHASE THREE, as shown on plat of record in Instrument No. 20010726-0079444, corrected at Instrument No. 20020319-0034160, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Warranty Deed from Frank Batson Homes, Inc. to Dorothy J. Noblitt as recorded on the 10th day of September, 2002 in Instrument No. 20020910-0109835 and Petition to Probate as recorded on the 24th day of July, 2012 in Probate Docket No. 12P-1139, in the Register's Office of Davidson County, Tennessee. The said Dorothy J. Noblitt having since passed on the 15th day of May, 2012.

This conveyance is subject to any and all existing easements and restrictions as shown of record.
Including but not limited to the following:
Taxes and assessments for the year 2014 and subsequent years an lien not yet due and payable; Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of STONERS GLEN, PHASE THREE, as recorded in Instrument Nos. 20010726-0079444, corrected at Instrument No. 20020319-0034160 and Boundary Plat recorded at Instrument No. 20000505-0045403; Covenants, Conditions and Restrictions as set forth in Declaration of Covenants, Conditions and Restrictions recorded in Instrument No. 20000526-0052723, amended at Instrument Nos. 20001215-0123565, 20020115-0006136 and 20040115-0006286; Charter of Homeowners Association recorded at Instrument No. 20000526-0052724 and Instrument No. 20020116-0006779; Easement for Utilities recorded in Book 6838, Page 490; Conveyance of Open Space to Homeowners Association recorded at Instrument No. 20020115-0006137 and Easement recorded in Book 8140, Page 361, said Register's Office.

unimproved ( )
This is improved (X) property, known as 211 Stoners Glen Court, Hermitage, Tennessee 37076
(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 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 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/our hand(s) this 13th day of December, 2013.

Donna N. Terry, Executrix

Sharon Noblitt

STATE OF Tennessee

COUNTY OF Wilson

On this the 13th day of December, 2013, before me personally appeared ~~Donna Terry~~, Donna Terry, Executrix of the Estate of Dorothy J. Noblitt,* to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his/her free act and deed.

*and Sharon Noblitt

Witness my hand and official seal, this the 13th day of December, 2013.

Notary Public

My Commission Expires: 10-05-15

(SEAL)

BEVERLY J. HEATHERLY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520