BILL GARRETT, Davidson County
Trans:T20140007537 DEEDWARR
Recvd: 02/03/14 09:23 2 pgs
Fees:13.00 Taxes:573.50

20140203-0009156

WARRANTY DEED

APRIL G. NICHOLS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 31st day of January, 2014.

(Affix Seal) Notary Public

My Commission Expires: 10-28-15

AT-20140010

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
725 Cool Springs Boulevard, Suite 201
Franklin, TN 37067

Address of New Owners:	Send Tax Bills To:	Tax ID#:
William Davis and Jill Davis	SAME	143.03-0B-049.00 CO
6934 Highland Park Drive		
Nashville, TN 37205		

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Henry W. Baggett and Lina W. Baggett, husband and wife**, hereinafter called the Grantor(s), have **bargained and sold, and by these presents do hereby transfer and convey unto William** Davis and Jill Davis, husband and wife, 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:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit;

A part of Harpeth Glen Condominium tract as shown per plat of record in Plat Book 4675, page 64, of the Register's Office of Davidson County, Tennessee, the part hereby conveyed being;

Unit No. 6934, on the said section plat together with the accompanying carport as shown thereon, a family unit typo NO. J-3, as shown in and described by the Master Deed establishing Horizontal Property Regime with respect to Harpeth attached and exhibited, recorded in Book 4546, page 658, Register's Office for Davidson County, Tennessee, as amended in Book 4630, page 504, Register's Office for Davidson County, Tennessee and in Book 4775, page 384, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Henry W. Baggett and Lina W. Baggett, husband and wife, from Martha C. Tate, n/k/a Martha J. Corriher, a single person by Warranty Deed dated December 11, 2009 and recorded December 18, 2009 in Instrument #200912180115094, Register's Office for Davidson County, Tennessee.

( ) unimproved
This is (X) improved property know as 6934 Highland Park Drive, Nashville, TN 37205.

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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, 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 31st day of January, 2014

Henry W. Baggett

Lina W. Baggett

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, April G. Nichols, a Notary Public in and for said County and State, the within named Henry W. Baggett and Lina W. Baggett, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Williamson, Tennessee, this 31st day of January, 2014.

Notary Public
My Commission Expires: 6-27-15

APRIL G. NICHOLS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY