WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140015978 DEEDWARR
Recvd: 03/10/14 09:16 2 pgs
Fees:13.00 Taxes:808.45
20140310-0019665

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I/WE HAVE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $218,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF MARCH, 2014.

Notary Public

MY COMMISSION EXPIRES: 7-30-17
(AFFIX SEAL)

TAHIRA JTHISA STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-30-2017

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
Zhang Hong	Zhang Hong	98-13-A-82.00
(NAME)	(NAME)	
1409 Ordway Place	1409 Ordway Place	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206.	Nashville, TN 37206.	
(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, Stephen beck and wife, Tamra E. Beck, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Zhang Hong, 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:

Bing Lot Number 82 on the Plan of Phase One, Section Six, New Hope Point, a Planned Unit Development of record in Plat Book 9700 at Page 859, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

Being the same property conveyed to Stephen Beck, by deed of record in Instrument Number 20000131-0009618, Register's Office for Davidson County, Tennessee. Stephen Beck is now married to Tamra E. Beck. Tamra E. Beck hereby joins in this conveyance to waive any marital rights granted to a spouse by law, in said property.

Subject to all matters as shown on Plan of Phase One, Section Six, New Hope Point, a Planned Unit Development of record in Plat Book 9700 at Page 859, Register's Office for Davidson County, Tennessee. Restrictive Covenants of record in Book 10290, Page 14 and re-recorded in Instrument No. 20000628-0064247, Book 10330, Page 782, Book 10659, Page 528, Book 11394, page 73, Instrument No. 200006280064249, By Laws of record in Instrument No. 200806923-0064598, Register's Office for Davidson County, Tennessee. Easement of record in Book 3911, Page 875, Register's Office for Davidson County, Tennessee. Subject to matters as shown on boundary plat of record in Book 9700, Page 275 and corrected in Instrument No. 20010531-0056257, Plat Book 9700 at Page 859. Charter of new Hope Point HOA recorded in Instrument No 200006070056879, Register's Office for Davidson County, Tennessee. Deed to New Hoper Point record in Instrument No. 200006070056680, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 212 Cadey Cove, Hermitage, TN 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 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 our hands this 6th day of March, 2014.

Stephen Beck

Tamra E. Beck

STATE OF Oklahoma
COUNTY OF Cleveland

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen beck and Tamra E. Beck, 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 Franklin, Tennessee this 6th day of March, 2014.

Commission expires:

Notary Public

STEPHANIE ODLE NOTARY PUBLIC 12009127 EXP Sept. 26, 2016 STATE OF OKLAHOMA