return to:
Realty Title & Escrow Co., Inc.
1118 Nashville Hwy, Ste 150
Columbia, TN 38401
931-540-1282

Prepared by:
Realty Title & Escrow Company, Inc.
1118 Nashville Highway, Suite 150
Columbia, TN 38401

SHANNON C. SYLVESTER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-22-2014

STATE OF TENNESSEE
COUNTY OF MAURY
The actual consideration or value, whichever is greater, for this transfer is $125,000.00

Affiant

Subscribed and sworn to before me, this 7th day of March, 2014.

Notary Public
My commission expires: 07/22/14

10-1402-102239

Address of New Owner:	Send Tax Bills to:	Tax Information
Karen H. Williams Mary Amelia Sorrels 5477 Village Way Nashville TN 37211	NEW OWNER	161-10-0-A-090.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, James L. Hibbett, Jr. and wife, Patti M. Hibbett, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Karen H. Williams, married, and Mary Amelia Sorrels, married; as tenants in common, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 14, on the Plan of Phase One, Villages of Brentwood, of record in Book 5200, Page 613, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James L. Hibbett, Jr. and wife, Patti M. Hibbett by deed from Fox Ridge Company, a Limited Partnership, dated November 29, 1984, recorded December 3, 1984, of record in Book 6437, Page 631, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5477 Village Way, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

BILL GARRETT, Davidson County
Trans:T20140016426 DEEDWARR
Recvd: 03/11/14 10:49 2 pgs
Fees:13.00 Taxes:462.50
20140311-0020311

WITNESS my hand this 6 day of March, 2014.

James L. Hibbett, Jr.

Patti M. Hibbett

STATE OF TENNESSEE
COUNTY OF MAURY

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, James L. Hibbett, Jr. and Patti M. Hibbett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Columbia, TN, this 6 day of March, 2014.

Shannon C. Sylvester
Notary Public

My Commission expires 07/22/14

