BILL GARRETT, Davidson County
Trans:T20140019652 DEEDWARR
Recvd: 03/25/14 08:37 2 pgs
Fees:13.00 Taxes:617.90
20140325-0024197

This Instrument Was Prepared By:
Stockton Title and Escrow, LLC
5042 Thoroughbred Lane, Ste. 100
Brentwood, TN 37027

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Douglas L. Stevick and wife, Lisa J. D'Souza** (hereinafter collectively referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Cynthia W. Hoyt and Robert N. Hoyt, Wife and Husband** (hereinafter referred to as "Grantee") its successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 53, Section Two, Donelson Meadows, as of record in Plat Book 2133, Pages 100 and 101, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more complete and accurate description.

BEING the same property conveyed to Douglas L. Stevick and wife, Lisa J. D'Souza by Warranty Deed from Raymond Pillon and wife, Lorraine Pillon dated 3/26/08 and recorded 3/31/08 in Instrument Number 20080331-0031769, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 19th day of March, 2014.

Douglas L. Stevick
Douglas L. Stevick

Lisa J. D'Souza
Lisa J. D'Souza

STATE OF Missouri
~~COUNTY~~ OF St. Louis City

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **Douglas L. Stevick and Lisa J. D'Souza** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 19th day of March, 2014.

Althea S. Respess
Notary Public

ALTHEA S. RESPESS
Notary Public - Notary Seal
State of Missouri
Commissioned for St. Louis County
My Commission Expires: December 15, 2017
Commission Number: 13909779

STATE OF TENNESSEE
COUNTY OF Wilson

The actual consideration or value, whichever is greater, for this transfer is **$167,000.00** which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 19th day of March, 2014.

Notary Public

My Commission Expires:_____

Map and Parcel: 084-10-0-069.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Cynthia W. Hoyt and Robert N. Hoyt
2129 Brookview Drive
Nashville, TN 37214

