WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140027059 DEEDWARR
Recvd: 04/22/14 09:32 2 pgs
Fees:13.00 Taxes:469.90
20140422-0033421

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,000.00.

Affiant

GREG FAIRBETTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires NOV. 6, 2017

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF April, 2014.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Broker Title & Escrow, LLC, 58 Music Square West, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher Barkley and Sally Barkley	Peoples Home Equity, Inc.	164-13-OB-018.00 CO
(NAME) 809 Cainbrook Court	(NAME) 150 N. Seven Oaks	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Knoxville TN 37922	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **THAT I, NIKI HOOD, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHRISTOPHER BARKLEY AND SALLY BARKLEY, HUSBAND AND WIFE,** 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:

Land in Davidson County, Tennessee, being Lot(s) 18, as shown on the map entitled Section Six, Asheford Crossing, of record as Instrument No. 20001010-0100374, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to NIKI HOOD, UNMARRIED, by deed from JEREMY H. WHITE AND CARRIE M. WHITE, HUSBAND AND WIFE, of record as Instrument No. 20060622-0074598, dated June 19, 2006, said Register's Office.

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations

This is:						
Improved	property, known as	809 Cainbrook Court		Nashville, TN 37013		
		(House Number)	(Street)	(P.O. Address)	(City or Town)	(Postal Zip)

NH

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 11 day of April, 2014.

Niki Hood

Niki Hood

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, Niki Hood, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11 day of April, 2014.

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017

Notary Public

My Commission Expires: