WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 21st day of April, 2014 Notary Public MY COMMISSION EXPIRES: 3-25-18 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20140028042 DEEDWARR
Recvd: 04/24/14 12:11 2 pgs
Fees:13.00 Taxes:629.00
20140424-0034544

LAURIE M. MATTHEWS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shelby Crawford and Matthew Crawford	Pinnacle Bank	182 06 0A 016.00CO
(NAME) 7831 Rainey Drive	(NAME) 150 3rd Avenue South, Suite 900	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Nashville, TN, 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, **Cain Myers and Lauren Myers, husband and wife**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Shelby Crawford and Matthew Crawford, wife and husband**, 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:

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

Being Lot No. 16, Section One, Old Hickory Hills Subdivision, as shown by plat record in Instrument No. 20011023-0115382, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Cain Myers and wife, Lauren Myers by Warranty Deed from William R. Sevier and Tesha Sevier, husband and wife dated February 24, 2006, of record in Instrument No. 20060306-0025827, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved X property, known as 7831 Rainey Drive, Antioch, TN 37013

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, has 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 **21st** day of **April, 2014**

Cain Myers

Lauren Myers

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, **Cain Myers and Lauren Myers**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that /they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this **21st** day of **April, 2014**

Notary Public

My commission expires: 8/24/2017

SUSAN L. HENRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Return To:
Foundation Title & Escrow, LLC
2742 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122