mail to:
Vanderpool, Pearman, & Drumwright
256 Seaboard Lane, Suite G-104
Franklin, TN 37067

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140031599 DEEDWARR
Recvd: 05/07/14 12:33 2 pgs
Fees:13.00 Taxes:564.25
20140507-0039002

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $152,500.00.

Affiant

Subscribed and sworn to before me this 2nd day of May, 2014.

Notary Public
My Commission expires: 10/2/17
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Johnny R. Thompson, Jr.	Churchill Mortgage Corporation	164-07-0--059.00
1568 Rockglade Run	761 Old Hickory Blvd. Ste 400	
Antioch, TN 37013	Brentwood, TN 37027	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Abby R. Hite, unmarried**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Johnny R. Thompson, Jr. and Gayle Thompson, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 59 on the plan of Harvest Grove, Section One, (formerly Tillman), of record in Instrument Number 20060726-0090037, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Foster D. Hite, married and Abby R. Hite, unmarried, by deed from Greenvale Construction, LLC, on February 28, 2008, of record in Instrument Number 20080318-0027124, Register's Office for Davidson County, Tennessee. And further conveyed to Abby R. Hite, unmarried by Quitclaim Deed from Foster D. Hite, married on April 25, 2013 of record in Instrument Number 20130501-0043549, said Register's Office.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Instrument Number 20060726-0090037, as amended in Instrument Number 20061116-01423001, Register's Office Davidson County, Tennessee.
- Easement of record in Instrument Number 20070220-0020794, Register's Office for Davidson County, Tennessee.
- Restrictions and Homeowners Associaton Charter of record in Instrument Number 20060519-0059378 and Instrument Number 20060628-0077382, said Register's Office.

This is improved property known as: **1568 Rockglade Run, Antioch, TN 37013**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 May 1, 2014.

Abby R. Hite
Abby R. Hite

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Abby R. Hite, unmarried** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this May 1, 2014

My commission expires 7/6/15

Notary Public

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY