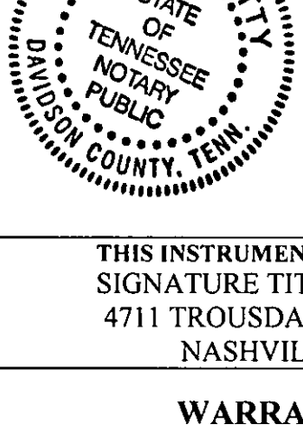
BILL GARRETT, Davidson County
Trans:T20140034340 DEEDWARR
Recvd: 05/16/14 12:41 2 pgs
Fees:13.00 Taxes:423.65
20140516-0042296




STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 114,500.00

Affiant

Subscribed and sworn to before me, this 15th day of May, 2014.

Notary Public

My commission expires: 9-9-14

**THIS INSTRUMENT WAS PREPARED BY**
SIGNATURE TITLE SERVICES, LLC
4711 TROUSDALE DRIVE, STE 120
NASHVILLE, TN 37220

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **JONELLE A. HYDE** | Peoples Home Equity, Inc. | **163040A20100CO** |
| P. O. Box 2285 | 5205 Maryland Way, Suite 100 | |
| 3001 HAMILTON CHURCH RD #201 | | |
| **ANTIOCH, TN 37013** 37011 | Brentwood, TN 37027 | |
| | | |

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 ACKNOWLEDGE, WE,

**MICHELLE A. KLAES, MARRIED (F/K/A MICHELLE A. UHRI)**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**JONELLE A. HYDE, UNMARRIED.**

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 UNIT 201, HAMILTON CROSSING TOWNHOMES, AS DESCRIBED IN INSTRUMENT NUMBER 20040212-0016945, SAID REGISTER'S OFFICE TO WHICH PLAN REFERENCE IS HEREIN MADE FOR A MORE COMPLETE DESCRIPTION OF METES AND BOUNDS.

BEING THE SAME PROPERTY CONVEYED TO MICHELLE A. UHRI, BY WARRANTY DEED FROM R. J. YORK HOMES, LLC, A LIMITED LIABILITY COMPANY, DATED 11/30/2004 AND RECORDED ON 12/10/2004 IN INSTRUMENT NUMBER 20041210-0147467, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. MICHELLE A. UHRI IS NOW KNOWN AS MICHELLE A. KLAES, A MARRIED WOMAN. DAVID KLAES HEREBY SIGNS TO CONVEY ANY INTEREST HE MAY HAVE, MARITAL OR OTHERWISE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (_____) property known as 3001 HAMILTON CHURCH RD #201, 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, have a good right to convey it and the same in 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 my/our hand(s) this 15th day of May, 2014.

MICHELLE A. KLAES

**DAVID KLAES**

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, a Notary Public of said County and State, MICHELLE A. KLAES AND DAVID KLAES, the within named Grantor(s), 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 within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of May, 2014.

Notary Public

My Commission Expires: 1/24/16

LELAND L. COLEMAN JR. STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY