WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $155,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30th day of May, 2014

Notary Public

MY COMMISSION EXPIRES: 8/29/2014

(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20140039354 DEEDWARR
Recvd: 06/04/14 14:51 2 pgs
Fees:13.00 Taxes:576.83
20140604-0048579

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

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 30 Burton Hills Blvd, Suite 400, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennifer R. Womack	SWBC Mortgage Corporation	147-10-0-027.00
(NAME)	(NAME)	
5018 Suter Court	117 Seaboard Lane Suite F-205	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Franklin, TN, 37067	
(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, I/WE, **Taveesak Sangrose,,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Jennifer R. Womack, unmarried woman,** 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 No. 272 on the Plan of Caldwell Country Estates, Section 5, of record in Plat Book 3300, page 16, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Ekvadee Plyasombatkul and spouse, Taveesak Sangrose by Warranty Deed dated September 27, 2001 from Douglas A. Brown, married and wife, Rainey Sims Brown and filed of record in Instrument No. 20011023-0115484, Register's Office for Davidson County, Tennessee. The said Ekvadee Plyasombatkul is deceased as of June 2, 2003. The property was solely vested to Taveesak Sangrose upon her death.

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 ☐ property, known as 5018 Suter Court, Nashville, TN 37211

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 **30th** day of **May, 2014**

Taveesak Sangrose

STATE OF TENNESSEE
COUNTY OF Davidson

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

Witness my hand and official seal, this **30th** day of **May, 2014**

Notary Public

My commission expires: 8/30/2014

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