Return to:

Southern Land
Title & Escrow, Inc.
P.O. Box 217
Nolensville, TN 37135

#1143

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140056688 DEEDWARR
Recvd: 08/04/14 14:58 2 pgs
Fees:13.00 Taxes:638.25
20140804-0069814

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $172,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 31st day July of 2014

Notary Public 1-13-2015

MY COMMISSION EXPIRES:
(AFFIX SEAL)

JUDY PAINTER-ROSE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S):
Danielle Giglione, an unmarried woman	Regions Bank d/b/a	181-11-0C-063.00CO
(NAME)	Regions Mortgage (NAME)	
8343 Rossi Rd	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Brentwood 37027	Birmingham, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of One Hundred Seventy-Two Thousand Five Hundred And No/100 Dollars ($172,500.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Sierra Medlin**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Danielle Giglione, an unmarried woman**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Williamson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Unit 311 on the plan of The Villas at Concord Place, Phase 5 (formerly known as Concord Place 2, Phase 1) as shown in Exhibit "A" to the Instrument of Correction to the Declaration of Covenants, Conditions and Restrictions of record in Instrument No 20080318-0027346, to which Plan reference is heregby made for a more complete and accurate description thereof.
Being the same property conveyed to Sierra Medlin, a single woman by deed from Centex Homes, a Nevada General Partnership dated September 24, 2010 of record in Instrument No. 20100929-0077441, Register's Office of 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 ☒ property, known as 8343 Rossi Rd, Brentwood, TN 37027

File Number: GRN-140513

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 .

Sierra Medlin by Kathi Gilleland attorney-in-fact
Sierra Medlin

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Susan Heinrich, a Notary Public within and for the State and County aforesaid personally appeared Kathi Gilleland, to me known (or porved to me on the basis of satisfactory evidence) to be the perosn who executed the foregoing instrument on behalf of Sierra Medlan, as Attorney-in-fact, and acknowledged that he exectued the same as the free act for the purposes therein contained.

Witness my hand and official seal, this the 31st of July, 2014.

Notary Public

My Commission Expires: 8/29/22

(SEAL)

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

File Number: GRN-140513