Return To:
Solomon Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood. TN 37027

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $188,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS 31st DAY OF JULY, 2014. Notary Public MY COMMISSION EXPIRES April 12 2015 (AFFIX SEAL)

KAREN McCALL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, 9175 Carothers Parkway, Ste. 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Dennis Sitze and Candy Sitze	Dennis Sitze And	142 02 0 039.00
(NAME)	(NAME)	
7416 Stacy Drive	Candy Sitze	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	7416 Stacy Dr. Nashville TN 37221	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of One Hundred Eighty-Eight Thousand And No/100 Dollars ($188,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, **Kenneth E. Palmer and wife, Julia E. Palmer**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Dennis Sitze and Candy Sitze, husband and wife,** 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. 55 on the Plan of Cross Timbers, Section 2 of record in Plat Book 3700, page 92, the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Kenneth E. Palmer and wife, Julia E. Palmer by Warranty Deed dated November 22, 1995 from Mark M. Jones and wife, Shirley C. Jones and filed of record in Book 9868, page 916, said Register's Office.

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.

File Number: FRN-140302

BILL GARRETT, Davidson County
Trans:T20140057066 DEEDWARR
Recvd: 08/05/14 13:49 2 pgs
Fees:13.00 Taxes:695.60

20140805-0070286

unimproved ☐
This is improved ☒ property, known as 7416 Stacy Drive, Nashville, TN 37221

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 31st day of July, 2014.

Kenneth E. Palmer

Julia E. Palmer

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state.Kenneth E. Palmer and wife, Julia E. Palmer, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

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

Notary Public

My Commission Expires

(SEAL)

CHRIS CANTRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 5, 2015

File Number: FRN-140302