WARRANTY DEED

ET-14-3393

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Wilson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $163,800.00

Affiant

Subscribed and sworn to before me, this 19th DAY OF September, 2014.

Notary Public

MY COMMISSION EXPIRES: 8.14.17
(AFFIX SEAL)

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Teresa D. Nash	Franklin American Mortgage	
4809 Smokey Drive (ADDRESS)	501 Corporate Centre Dr; Ste 400 (ADDRESS)	065-05-036.00
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Franklin, TN 37067 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we EDWARD LEE WILLIAMS JR. AND WIFE, JUDITH A. WILLIAMS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto TERESA D. NASH AN UNMARRIED WOMAN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 452, SECTION 4, SHERWOOD FOREST, as shown on plat of record in Plat Book 4460, Pages 182 and 183, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Edward Lee Williams, Jr. and wife, Judith A. Williams by Warranty Deed from Viking Homes, Inc., recorded on the 20th day of August, 1975 in Deed Book 4943, Page 865, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 4809 Smokey Drive, Old Hickory, Tennessee 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have 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 GRANTEE(S), 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 19th day of September, 2014.

X Edward Lee Williams Jr.

X Judith A. Williams

BILL GARRETT, Davidson County
Trans:T20140071575 DEEDWARR
Recvd: 09/24/14 11:20 2 pgs
Fees:13.00 Taxes:606.43
20140924-0087770

STATE OF VIRGINIA

COUNTY OF VIRGINIA BEACH

On this the 19th day of September, 2014, before me personally appeared Edward Lee Williams, Jr. and wife, Judith A. Williams to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 19th day of September, 2014.

Notary Public

My Commission Expires: 01/31/2015

(SEAL)

Francisco V. Daroy
NOTARY PUBLIC
Commonwealth of Virginia
Reg. #182250
Com. Exp. Jan. 31, 2015

RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520

Return to.

stewart title®
13026 Lebanon Road
Suite 100
Mt. Juliet, TN 37122