WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150019346 DEEDWARR
Recvd: 03/17/15 12:04 2 pgs
Fees:13.00 Taxes:1182.15
20150317-0022829

ELIZABETH MARGUERITE FORTIER
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY
MY COMMISSION EXPIRES OCTOBER 14, 2015

State of Tennessee
County of Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $319,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of March, 2015

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sumner Title & Escrow, LLC, 131 Indian Lake Blvd, Suite 200, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kristian Morgan	Kristian Morgan	173 10 0A 036.00
(NAME)	(NAME)	
3041 Barnes Bend Dr.	3041 Barnes Bend Dr.	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Antioch, TN 37013	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Robert M. Still Jr. and Ivalene J. Still, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Kristian Morgan, a single person,** hereinafter called the GRANTEE, 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. 111 on the Plan of Final Plat of Phase One, Barnes Bend Estates, of record in Instrument Number 20050802-0090369, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

BEING the same property conveyed to Robert M. Still, Jr. and wife, Ivalene J. Still by Warranty Deed from The Jones Company of Tennessee, L.L.C., a Missouri limited liability company, dated June 13, 2006 and recorded June 15, 2006 in Instrument Number 20060615-0071460, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 3041 Barnes Bend Dr., Antioch, TN 37013
(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, their heirs and assigns forever; and we do covenant with the said GRANTEE 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, 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 hands this 16th day of March, 2015.

Robert M. Still Jr.

Ivalene J. Still

State of Tennessee
County of Sumner

Personally appeared before me Robert M. Still Jr. and Ivalene J. Still, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 16th day of March, 2015.

Notary Public
My Commission Expires: 1-26-16

File No.: 20151032

