Davidson County DEEDWARR
Recvd: 03/27/15 10:50 3 pgs
Fees:18.00 Taxes:691.72
20150327-0026549

WARRANTY DEED

KW15-3316

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $189,950.00

Affiant

Subscribed and sworn to before me this 19th DAY OF March, 2015.

Notary Public

MY COMMISSION EXPIRES: 2/2/2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathaniel Robertson	Acopia Home Loans	
1307 Arbor Knolls Blvd.	(NAME) 306 Northcreek Blvd, Ste 100	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Goodlettsville, TN 37072	149-15-0-A-412.00
(CITY) (STATE) (ZIP)	(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 DANCO DEVELOPMENT, INC DBA FRANKLIN HERITAGE HOMES, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto NATHANIEL ROBERTSON, AN UNMARRIED MAN , 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 No. 120 on the Plan of Phase Ten, Cambridge Forest of record in Plat at Instrument No. 20070103-0001061, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Danco Property Investments, LLC by Warranty deed from Double M Partners, LLC of record in Book 11680, page 863 Register's Office for Davidson County , Tennessee, dated September 29, 1999 and recorded on September 29, 1999.

Being a portion of the same property conveyed to Danco Development, Inc by Warranty deed from Danco Property Investment, LLC of record in Instrument No. 20140902-0079664 Register's Office for Davidson County, Tennessee, dated August 29, 2014 and recorded on September 2, 2014.

unimproved ( )
This is improved (X) property, known as 3316 Wellenstein Way, Antioch, Tennessee 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(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 March, 2015.

Danco Development, Inc dba Franklin Heritage Homes

By: Dave Chumley, Vice President

STATE OF Tennessee
COUNTY OF Davidson

On this the 19th day of March, 2015, before me personally appeared Dave Chumley, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Vice President of Danco Development, Inc dba Franklin Heritage Homes, the within named bargainor, a corporation, and that he/she as such Vice President executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 19th day of March, 2015.

Robyn DuBray
Notary Public

My Commission Expires 2/21/2017

(SEAL)

ROBYN DUBRAY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires

RETURN TO:
Homeland Title, LLC
1896 General George Patton
Franklin, TN 37067
Phone: (615)599-9959

True Copy Certification

I, Cassie Lovvorn, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Pamela Jo Smithson, a notary public for this county and state, Cassie Lovvorn who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:3/20/18

