Davidson County DEEDWARR
Recvd: 04/28/15 13:22 3 pgs
Fees:18.00 Taxes:571.65
20150428-0037980

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

HILARY MOHSENZADEH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-02-2018

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $154,500.00

Angela Batson
Affiant

Subscribed and sworn to before me, this 23rd day of April, 2015

Hilary Mohsenzadeh
Notary Public
My commission expires: 7-2-18

Address of New Owner:	Send Tax Bills to:	Tax Information
Myron Horst 432 Gates Road Goodlettsville, TN 37072	Peoples Home Equity 5205 Maryland Way Brentwood, TN 37027	033120020.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Amanda Dean Trustee of The 432 Gates Road Trust,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Myron T. Horst and Heather Horst, husband and wife,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 202 on the Plan of Gatewood, Section 1, of record in Book 3300, Pages 50, 51, 52 & 53, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description thereof.

Being the same property conveyed to The 432 Gates Road Trust, by Warranty Deed from Eric Creighton, recorded on January 12, 2015 in Instrument Number 20150112-0002822, Register's Office for Davidson County, Tennessee.

This property is improved property known as 432 Gates Road, Goodlettsville, TN, 37072

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. Grantors covenant with Grantee(s) that Grantor(s) 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this the 23rd day of April, 2015

The 432 Gates Road Trust

By: _____
Amanda Dean
Its: Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Amanda Dean Trustee of The 432 Gates Road Trust** the bargainor(s), 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 as Trustee.

Witness my hand and official seal at Franklin, Tennessee, this the 23rd day of April, 2015.

_____
Notary Public

My Commission expires: 7-3-17

STATE OF TENNESSEE NOTARY PUBLIC Davidson County

FILE NO: 2015043598

Certification of Authenticity

I, Kim Hollingshead, do hereby make oath that I am a license attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith 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, the undersigned, a notary public for this county and state, Kim Hollingshead who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: _____

Notary's Seal (if on paper)

KARA L. WALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-18-2018

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007, shall be considered validly registered with or without the certification provided in subdivision (2).