File Box 8

NEW OWNER:

Hunter Gregory
3828 Hoggett Ford Road
Hermitage, TN 37076

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

SEND TAX BILLS TO:

New Owner

FILE NO: 15-0472

Map 097 Group 02-0-A Parcel 214.00CO

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20150042464 DEEDWARR
Recvd: 06/01/15 14:31 2 pgs
Fees:13.00 Taxes:614.20
20150601-0050552

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Sixty-Six Thousand and 00/100 Dollars ($166,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **CHRISTOPHER A. JACKSON, Unmarried** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **HUNTER GREGORY** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson County**, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 214 on the plan of Villages Of Riverwood, Section One, Phase 3C, Revision One of record in Instrument No. 20130405-0033853, Register's Office for said County, Tennessee, to which plan and certificate reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Christopher A. Jackson, unmarried, by Warranty Deed from Beazer Homes Corp., a Tennessee Corporation, dated April 1, 2014, and of record in Instrument No. 20140403-0027878, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 3828 Hoggett Ford Road, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear

and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 28th day of **May, 2015**.

CHRISTOPHER A. JACKSON

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, CHRISTOPHER A. JACKSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office 28th day of **May, 2015**.

ERIKA PILAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-10-2018

NOTARY PUBLIC

My commission expires:

****

The actual consideration or value, whichever is greater, for this transfer is $ **166,000.00** .

AFFIANT

Sworn to and subscribed to before me 28th day of **May, 2015**.

ERIKA PILAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-10-2018

NOTARY PUBLIC

My commission expires: