Prepared by:
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Davidson County	DEEDWARR
Recvd: 06/02/15 11:54	3 pgs
Fees:18.00 Taxes:819.55	
20150602-0051070	

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $221,500.00

Affiant

Subscribed and sworn to before me, this 1 day of June 2015.

Notary Public

My commission expires: January 11, 2016

SHERI ENGEL
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Tonja L. Williams	Commerce Union Bank	181030A00500CO
6524 Broken Bow Drive	101 Creekstone Blvd., Ste. 200	
Antioch TN 37013	Franklin, TN 37064	

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 Mark A. Jacobsen and wife Tarynne L. Jacobsen hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Tonja L. Williams , single woman 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:

Being Lot No. 5 on the Plan of Section One, Indian Creek Estates, of record in Plat Book 9700, pages 556 and 557, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Mark A. Jacobsen and wife, Tarynne L. Rodney by deed dated June 23, 2007 from Michael S. Lusk and wife, Stacey C. Lusk of record in Instrument No. 20070525-0062583, Register's Office for Davidson County, Tennessee. Mark A. Jacobsen, a married man and Tarynne L. Jacobsen fka Tarynne L. Rodney, a married woman further conveyed the property to Mark A. Jacobsen and Tarynne L. Jacobsen, husband and wife, tenants by the entirety with rights of survivorship of record in Instrument No. 20131226-0130112, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2015 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Indian Creek Estates, Section One, of record in Book 9700, Pages 556 and 557, Register's Office for Davidson County, Tennessee 3) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 10752 page 553 and amended in Book 11708 page 575 and Instrument No. 20000727-0074152 and

No. 20030509-0062505 and No. 20050118-0006063 and No. 20060523-0060562 and in any allied instruments(s) referred to in said restrictions. 4) Bylaws for Indian Creek Estates Homeowners Association of record in Book 11033 Page 509 and amended in Instrument No. 20000727-0074153 5) Stormwater detention agreement of record in Book 10729 page 380 6) Cemetary easements of record in Book 6549, page 403 and Book 5059, page 374

This property is improved property known as 6524 Broken Bow Drive, Antioch, Tennessee 37013

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 1st day of June, 2015.

Mark A. Jacobsen

Tarynne L. Jacobsen

STATE OF Florida
COUNTY OF Brevard

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mark A. Jacobsen and Tarynne L. Jacobsen, 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.

Witness my hand and official seal at Melbourne, ~~Tennessee~~ Florida, this 1st day of June, 2015.

Notary Public

My Commission expires: 6/1/2016

CYNTHIA HERNANDEZ
MY COMMISSION # EE 197831
EXPIRES: June 1, 2016
Bonded Thru Notary Public Underwriters

FILE NO: 08830

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

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY