BILL GARRETT, Davidson County
Trans: T20150044458 DEEDWARR
Recvd: 06/05/15 13:15 2 pgs
Fees: 13.00 Taxes: 516.15
20150605-0053000

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Sumner

The actual consideration or value, whichever is greater, for this transfer is $139,500.00

Affiant

Subscribed and sworn to before me, this ~~29th~~ 3rd day of ~~May~~ June 2015.

Notary Public

My commission expires: SEP 2 0 2016

KRISTEN M. TRAINI Notary Public At Large SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Georgia Rice Knight **Larry Knight**	NEW OWNER	**122010A45100CO**
221 Battalion Way.		
Mt. Juliet, TN 37122		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Alaina M. Miller, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Georgia Rice Knight and Larry A. Knight, wife and husband

HEREINAFTER CALLED THE GRANTEES, 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 Unit No. 40, together with the appurtenant interest in the common elements of Woodland Point Townhomes, Phase X, a horizontal property regime established by a Declaration of Covenants, Conditions, and Restrictions, of record in Instrument No. 20001011-0101044; First Supplement of record in Instrument No. 20020725-0089575; and Second Supplement of record in Instrument No. 20020904-0107261, Register's Office for said County, said Unit being depicted on the Site Plan attached as Exhibit "C" to the aforementioned Second Supplement of Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20020904-0107261, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Alaina M. Grisley, unmarried, by Warranty Deed from Kimberly D. Trosdahl, unmarried, dated 04/23/2009 and recorded on 04/24/2009 in Instrument Number 20090424-0037244, Register's Office for Davidson County, Tennessee. Alaina M. Grisley has since married Samuel Mark Miller and is now known as Alaina M. Miller. Samuel Mark Miller joins in this conveyance to transfer any and all interest he may have in the property whether marital or otherwise.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 111 Antler Ridge Cir, Nashville, TN 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEES, 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 29th day of May, 2015.

Alaina M. Miller

Alaina M. Miller

Samuel Mark Miller

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Alaina M. Miller and Samuel Mark Miller, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of May, 2015.

Notary Public

My Commission Expires: 9/11/17

MARK B. LEEDOM
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON