RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN156075

**WARRANTY DEED**

Davidson County DEEDWARR
Recvd: 06/30/15 11:29 2 pgs
Fees:13.00 Taxes:839.90
**20150630-0062966**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $227,000.00.

Mary Sugnet
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of June, 2015.

Tricia L. Hell
NOTARY PUBLIC

My commission expires: 2/[illegible]

Tricia L. Hell Notary Public State of Tennessee Rutherford County

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| William Cantrell<br>1420 Whitetail Court<br>Hermitage, TN 37076 | SAME | 087 02 0 019.00 |

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty Seven Thousand and 00/100 Dollars ($227,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **WILLIAM L. HILDEBRAND AND BRENNA P. HILDEBRAND, HUSBAND AND WIFE**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **WILLIAM CANTRELL, AN UNMARRIED MAN**, hereinafter called the Grantee(s), his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot Number 25 on the Plan of New Hope Meadows, Phase 1, First Revision, of record in Book 6900, page 653 (erroneously referred to as Book 9203, Page 680 in prior deed of record), in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

BEING the same property conveyed to William L. Hildebrand and Brenna P. Hildebrand, husband and wife, by Deed dated October 30, 1998 and recorded November 11, 1998, of record in Book 11199, Page 691, in the Register's Office of Davidson County, Tennessee. Pursuant to Final Decree of Divorce Docket No. 14D-2139, Fourth Circuit Court for Davidson County, Tennessee dated January 20, 2015 Brenna P. Hilderbrand is now known as Brenna Lee Chapman.

The address of the herein described property is believed to be 1420 Whitetail Court, Hermitage, TN 37076, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), his heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2015 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 29th day of June, 2015.

**WILLIAM L. HILDEBRAND**

**BRENNA P. HILDEBRAND**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, William L. Hildebrand and Brenna P. Hildebrand, 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 seal, this the 29th day of June, 2015.

Notary Public

Sarah Simmons
Printed Notary Name

My commission expires: 5/8/2018

SARAH SIMMONS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

**True Copy Certification**

I, Mary Fugitt, 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 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 Rutherford

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

Signature

My Commission Expires: 2/20/18
Notary Seal (if on paper)

Tricia Diane Hall
State of Tennessee Notary Public
Rutherford County