Please Record and Return To:
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd.
Ste 200
Gallatin, TN 37066

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $165,000.00.

Affiant

Subscribed and sworn to before me, this 28th day of September, 2015.

Notary Public

My commission expires:_____

(Notary Stamp)

STACEY DENSON PALMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV 5, 2018

THIS INSTRUMENT PREPARED BY
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Tamara L. Douglas	**New Owner**	**Map\Parcel: 050-16-0A-021.00-CO**
441 Vailview Drive		
Nashville, TN 37207-2453		

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,

Tim Miller and Anne Miller, husband and wife, and Tedine Miller, unmarried

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

Tamara L. Douglas, unmarried woman

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 Lot No. 21 on the Plan of Final Plat of Skyline Village of record in Plat at Instrument No. 20050418-0042718, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Tim Miller and Anne Miller, husband and wife, and Tedine Miller, unmarried, by Warranty deed from Ole South/Craighead Joint Venture of record in Instrument No. 20140702-0058398, Register's Office for Davidson County, Tennessee, dated June 30, 2014 and recorded on July 02, 2014.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantees. Subsequent taxes are assumed by Grantees.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 441 Vailview Drive Nashville, TN 37207.

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 that we are lawfully seized and possessed of said land in fee simple, have

BILL GARRETT, Davidson County
Trans:T20150083521 DEEDWARR
Recvd: 10/01/15 10:01 3 pgs
Fees:18.00 Taxes:610.50
20151001-0099735

a good right to convey it and the same is 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 22nd day of September, 2015.

Tim Miller

Anne Miller

Tedine Miller

STATE OF Iowa
COUNTY OF Dubuque

Personally appeared before me, a Notary Public of said County and State, Tim Miller and Anne Miller, and Tedine Miller the within named grantors, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at office, this 22 day of September, 2015.

Notary Public

My Commission Expires: 1/13/18

ANGIE SABOE
COMMISSION NUMBER 787874
MY COMMISSION EXPIRES
1/13/18

STATE OF _____
COUNTY OF _____

Personally appeared before me, a Notary Public of said County and State, Tedine Miller the within named grantors, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of September, 2015.

Notary Public

My Commission Expires: _____

File #: **5015289**
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
415 Main Street
Franklin, TN 37064

a good right to convey it and the same is 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 9th day of September, 2015.

_____
Tim Miller

_____
Anne Miller

Tedine L Miller
Tedine Miller

STATE OF _____
COUNTY OF _____

Personally appeared before me, a Notary Public of said County and State, Tim Miller and Anne Miller, and Tedine Miller the within named grantors, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at office, this _____ day of September, 2015.

_____
Notary Public

My Commission Expires:_____

STATE OF Iowa
COUNTY OF Black Hawk

Personally appeared before me, a Notary Public of said County and State, Tedine Miller the within named grantors, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at office, this 9th day of September, 2015.

Jennifer R Zierke
Notary Public

My Commission Expires: 8/8/2017

NOTARIAL SEAL IOWA
JENNIFER R ZIERKE
Commission No.717870
My Commission Expires
8/8/2017

File #: **5015289**
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
415 MAIN STREET
Franklin, TN 37064