BILL GARRETT, Davidson County
Trans:T20150084201 DEEDWARR
Recvd: 10/02/15 14:16 2 pgs
Fees:13.00 Taxes:740.00
20151002-0100647

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $200,000.00

Affiant

Subscribed and sworn to before me, this 30th day of September, 2015.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Donna G. Lakins 736 Sweetwater Circle Old Hickory, TN 371382063	New Owner	064-15A-076.00CO

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, **Tammy Lavon M. Pulley and husband, Pascal D. Pulley,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Donna G. Lakins,** 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:

Land in Davidson County, Tennessee, being Lot No. 44 on the Plan of Section Two, Plantation Walk, R8 & R20 Residential P.U.D. of record in Plat Book 7900, Page 858, 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 Tammy Lavon M. Pulley and husband, Pascal D. Pulley by Warranty deed from Phillips Builders, Inc. of record in Book 9747, page 744, Register's Office for Davidson County, Tennessee, dated July 28, 1995 and recorded on August 01, 1995.

This property is improved property known as **736 Sweetwater Circle, Old Hickory, TN, 37138-2063**

This conveyance is subject to the following: (1) Taxes for the year 2015 a lien, not yet due and payable; (2) Subject to all matters shown on the Plan of record in Plat Book 7900, Page 858; (3) Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 9231, Page 719, corrected in Book 9432, page 449 and Annexation in Book 9547, page 904, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons; (4) Charter of Plantation Walk HOA of record in Book 9315, Page 723; (5) Easement for common area/facilities of record in Book 11125, Page 230; (6) Sanitary Sewer Agreement of record in Book 11125, Page 430; All being of record in the Register's Office for Davidson County, Tennessee.

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 the 30th day of September, 2015.

Tammy Lavon M. Pulley

Tammy Lavon M. Pulley

Pascal D. Pulley

Pascal D. Pulley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Tammy Lavon M. Pulley and Pascal D. Pulley** 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 this the 30th day of September, 2015.

Notary Public

My Commission expires: 3-8-16

FILE NO: 2015093888

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.