WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20150086167 DEEDWARR
Recvd: 10/09/15 09:32 2 pgs
Fees:13.00 Taxes:627.53
20151009-0103046

STATE OF Tennessee
COUNTY OF Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSER IS **$169,604.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF OCTOBER, 2015

Notary Public

MY COMMISSION EXPIRES SEP 20 2016

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

THIS INSTRUMENT WAS PREPARED BY:
Rose Tignor, Attorney for Main Street Title, Inc., 40 Burton Hills Dr, #200, Nashville TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS: Sarah A. McCarter	**SEND TAX BILLS TO:** Sarah A. McCarter	**MAP-PARCEL NUMBERS**
(NAME) 432 Black Mountain Dr.	(NAME) Same	135140A09400CO
(ADDRESS) Antioch, TN 37013	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE,

Carrie R. McCorkle, unmarried (now married and NKA Carrie Barlatier), and Aviceen Barlatier, unmarried (now married)

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

Sarah A. McCarter, Single

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:

The following described real estate situate, lying and being in the County of Davidson, State of Tennessee, to wit:
Land in Davidson County, Tennessee, being Lot Number 83 on the Plan of Pinnacle Point Subdivision, Phase Three, of record in Plat Book 6900, Page 391, 392, and 393, Register's Office for said County, to which reference is made for a more complete description.
Said Conveyance is made subject to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also Subject to any state of facts which an accurate survey of said property would show.
Being the same property conveyed to Carrie R. McCorkle, unmarried (now married and NKA Carrie Barlatier), and Aviceen Barlatier, unmarried (now married) by Cash Deed from Shaun Donovan the Secretary of HUD, dated 1/31/2012 and recorded on 2/6/12 in Instrument No. 20120206-0010551 in the Davidson County, TN Register's Office.

unimproved ☐
This is improved ☒ property, known as **432 Black Mountain Dr, Antioch, TN 37013**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 **7th day of October, 2015.**

Aviceen Barlatier

Carrie R. McCorkle NKA Carrie Barlatier

STATE OF Tennessee

COUNTY OF Rutherford

Personally appeared before me, a Notary Public of said County and State, **Aviceen Barlatier and wife, Carrie R. McCorkle NKA Carrie Barlatier** the within named Seller(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 at office on **7th day of October, 2015.**

Notary Public.

My Commission Expires: 5/8/18

ED TIGNOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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