Prepared by:
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BILL GARRETT, Davidson County
Trans:T20150105282 DEEDWARR
Recvd: 12/14/15 12:32 2 pgs
Fees:13.00 Taxes:627.15
20151214-0125387

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Sumner

The actual consideration or value, whichever is greater, for this transfer is $169,500.00

Affiant

Subscribed and sworn to before me, this 7th day of December 2015.

Notary Public
My commission expires: SEP 20 2016

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

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Casey Todd<br>916 Woods Lake Drive<br>Madison TN 37115-0000 | NEW OWNER | 04203002200 |

## 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 Eric J. Blankendaal, a married person hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to Casey Todd and wife Kasey Todd 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:

Being Lot No. 28 on the Plan of Primrose Acres of record in Book 2663 Page 107 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Eric J. Blandendaal, unmarried by deed from Donnie R. Reed and Sheila A Reed of record in Instrument No. 20130707-0073845 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2016 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Primrose Acres of record in Book 2663 Page107, Register's Office for Davidson County, Tennessee

This property is improved property known as 916 Woods Lake Drive, Madison, Tennessee 37115-0000

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 3 day of December, 2015.

Eric J. Blankendaal

Jaime R. Blankendaal, who joins in this conveyance for the sole purpose Of waiving any marital interest that she may have in the property

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 Eric J. Blankendaal and Jaime R. Blankendaal , 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 Brentwood, Tennessee, this 3rd day of December, 2015.

Notary Public

My Commission expires: 2/25/15

FILE NO: 09185

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

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY