BILL GARRETT, Davidson County
Trans:T20160005995 DEEDWARR
Recvd: 01/25/16 09:38 2 pgs
Fees:13.00 Taxes:925.00
20160125-0006594

This Instrument Prepared by & Return to:
Homestead Title & Escrow, LLC
405 Two Mile Pike, Suite F
Goodlettsville, TN 37072

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Annette H. Gale-Brown 1300 Weeping Cherry Lane Hermitage, TN 37076	NEW OWNER	075120-E-03100CO

THIS INDENTURE, made this 20th day of January, 2016 between

David H. Paslay and wife, Donna S. Paslay

of Davidson County, Tennessee, hereinafter referred to as **Grantor,** and

Annette H. Gale-Brown, a married woman

of Davidson County Tennessee, hereinafter referred to as **Grantee.**

WITNESSETH: that said Grantor, for and in consideration of the sum of ONE AND 00/100 DOLLAR ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto the said Grantee the following described premises situated in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Resubdivision of Lots 9, 10 and 11 in Blossom Trace as shown by Plat of record in Instrument No. 20011211-0136455, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete legal description.

Being the same property conveyed to David H. Paslay and wife, Donna S. Paslay by Deed dated 9/17/10 from Candy L. Foust, unmarried of record in Instrument No. 20100921-0075015, Register's Office for Davidson County, Tennessee.

This is (X) improved ( ) unimproved property known as: 1300 Weeping Cherry Lane, Hermitage, TN 37076.

THIS CONVEYANCE is made subject to restrictive covenants, easements, and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

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

And said Grantor does hereby covenant with said Grantee, that Grantor is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, and that said premises are free from all encumbrances except the 2016 real property taxes which are to be prorated between the parties and which Grantee assumes and agrees to pay, and that Grantor will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF, the said Grantor hereunder sets his/her hand and seal the day and year first above written.

David H. Paslay

Donna S. Paslay

STATE OF TEXAS
COUNTY OF BELL

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, David H. Paslay and Donna S. Paslay, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Temple, TX on this the 20th day of January, 2016.

Notary Public My Commission Expires: 8-18-2018

CYNTHIA PLASEK
Notary Public, State of Texas
Expires AUGUST 18, 2018
I.D.# 124134080

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $250,000.00.

Affiant

Sworn to and subscribed before me, this 21st day of January, 2016.

Notary Public My Commission Expires: 7/8/19

Karen B. Heavener
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