WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160008261 DEEDWARR
Recvd: 02/01/16 09:58 2 pgs
Fees:13.00 Taxes:536.50

20160201-0009241

State of ONTARIO
County of TORONTO

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00

Mary R. Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of January, 2016

Notary Public

MY COMMISSION EXPIRES: NO EXPIRY

(AFFIX SEAL)

Return to: Fnb #10357

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Max R. Jones Mary E. Jones	First Advantage Bank	02607013400
(NAME)	(NAME)	
121 Cambridge Court	1430 Madison Street	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Clarksville, TN 37040	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Gary R. Williams,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Max R. Jones and Mary E. Jones, husband and wife,** 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. 212, on the Plan of Resubdivision of Winson Green Phase 2, Section 1, Lots 212 and 213, of record in Book 6050, Page 365, said Register's Office.

Being the same property conveyed to Iva ~~Jewl~~ Jewel Williams, by deed of record in Instrument No. 20061101-0135678, Register's Office for Davidson County, Tennessee. The said Iva J. Williams having since died and under the second item of the Last Will and Testament of Iva J. Williams, of record in Probate file 10P692, Probate Clerk's Office for Davidson County, Tennessee and Certified Copy of will recorded in the Register's Office for Davidson County, Tennessee, of record in Instrument No. 20120611-0050446 as a muniment of title, property was devised to Gary R. Williams.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 121 Cambridge Court, Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Red Seal Notary Inc.
777 Bay Street, Unit M207-B,
Toronto, Ontario M5G 2C8
Tel: (413) 922-7325

USHA CHRISTINE NATALIE MINI VASUDEVAN.
Barrister & Solicitor
Notary Public & Commissioner of Oaths
in and for the Province of Ontario.
My commission is of unlimited duration.
No legal advice given.

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 hands this ~~20th~~ 18th day of January, 2016.

Gary R. Williams

Province ~~State~~ of ONTARIO
~~County~~ of NORTH

by way of identification provided

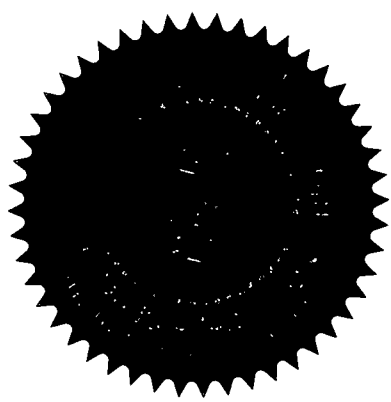
Personally appeared before me Gary R. Williams, with whom I am ~~personally~~ acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this ~~20th~~ 18th day of January, 2016.

Notary Public
My Commission Expires: NO EXPIRY

File No.: 10357

USHA CHRISTINE NATALIE MINI VASUDEVAN.
Barrister & Solicitor
Notary Public & Commissioner of Oaths
in and for the Province of Ontario.
My commission is of unlimited duration.
No legal advice given.



[illegible]
777 Bay Street, [illegible]
Toronto, Ontario [illegible]
Tel: (416) [illegible]