BILL GARRETT, Davidson County
Trans:T20160010942 DEEDWARR
Recvd: 02/09/16 11:13 3 pgs
Fees:18.00 Taxes:1035.63
20160209-0012421

This instrument prepared by:
Fidelity Residential Solutions
10125 Crosstown Circle, Suite 380
Eden Prairie, MN 55344
761724 1032557
Barbara Kenyon

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) **Brittney R. Wilson**	(NAME) Avenue Bank	086120A04300CO
(STREET ADDRESS OR ROUTE NUMBER) **168 Tulip Grove Pointe**	(STREET ADDRESS) 111 10th Ave S, Ste 200	
(CITY) (STATE) (ZIP) **Hermitage, TN 37076**	(CITY) (STATE) (ZIP) Nashville, TN 37203	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Dejoun D. Windless, a single person have this day bargained and sold, and do hereby transfer and convey unto the said **Brittney R. Wilson and Mark D. Wilson*** the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

***wife and husband**

See Attached Exhibit "A".

This property is not now and never has been a marital residence for the the seller
Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF
COUNTY OF Williamson The actual consideration or value whichever is greater, for this transfer is $ 279,900.00

Affiant Kevin E Edwards

Subscribed and sworn to before me this the 5th day of February 2016

Notary Public ✓ Janice H. Collins

My commission expires: ✓ 9-11-17
(Affix Seal)

JANICE H. COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

This is unimproved ( ), known as 168 Tulip Grove Pointe, Hermitage, TN 37076
improved ☒

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hand this 15th day of December, 2015, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X Dejoun D Windless
Dejoun D. Windless

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Michelle Willis, a Notary Public in and for said County and State, Dejoun D. Windless, the within named bargainor Single (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of December, 2015.

✓ Michelle Willis
Notary Public
My Commission Expires: ✓ 9-11-2017

(This area for official notarial seal)

MICHELLE WILLIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of Final Plat of Section Two, Tulip Grove Pointe, "Cluster Lot Subdivision of record in Plat at Instrument No. 201108010058953, 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 Dejoun D. Windless, married by Warranty deed from Wright Farms, L.L.C., a Tennessee Limited Liability Company of record in Instrument No. 20130102-0000232 Register's Office for Davidson County, Tennessee, dated December 27, 2012 and recorded on January 02, 2013