BILL GARRETT, Davidson County
Trans:T20160013054 DEEDWARR
Recvd: 02/17/16 11:22 2 pgs
Fees:13.00 Taxes:455.10
20160217-0014937

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Joy K. Redwine 4715 E. Cherokee Dr. Canton, GA 30115	New owner	044-15-0-239.00
This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205.		15230

WARRANTY DEED

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, Equity Resources, LLC, a Tennessee limited liability company (hereinafter referred to as "Grantor"), has bargained and sold and by these presents do hereby sell, bargain, and convey and convey to Joy K. Redwine, married woman (hereafter referred to as the "Grantee"), a certain tract or parcel of land in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 91 on the Plan of Village of Old Hickory, Section D, as shown of record in Book 1424, page 65, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Equity Resources, LLC by Substitute Trustee's Deed from Priority Trustee Services of TN, L.L.C., as Substitute Trustee, dated 6/2/05 and recorded 6/23/05 in Instrument Number 20050623-0071995, Register's Office for Davidson County, Tennessee.

This is improved real property commonly known as 1000 Berry Street, Old Hickory, Tennessee 37138.

This conveyance is subject to the following:

1. Taxes for the years after 2016 for Davidson County, Tennessee, which are not yet due and payable.
2. All matters as shown on plat of record in Book 1424, page 65, said Register's Office for Davidson County, Tennessee.

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $123,000.00.
(
(Joy K. Redwine
Affiant
(Subscribed and sworn to before me
(this 12th day of Feb., 2016.
(
(Amanda Vaughn
Notary Public
(My Commission Expires: 8/23/2016

AMANDA VAUGHN
State of Tennessee
Notary Public
DAVIDSON COUNTY

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of an undivided interest in said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind itself, it's successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 12th day of February, 2016.

EQUITY RESOURCES LLC, A TENNESSEE LIMITED LIABILITY COMPANY

By: Marie Rhea - Secretary
Marie Rhea, Secretary

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared Marie Rhea, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be Secretary for Equity Resources LLC, a Tennessee limited liability company and as such Secretary acknowledged that she is authorized to execute the foregoing instrument on behalf of the limited liability company, the within named bargainor, and that she as such Secretary, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by herself as Secretary.

WITNESS my hand and official seal at Nashville, Tennessee this 12th day of February, 2016.

Notary Public

My Commission Expires:

ROBERT J. NOTESTINE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 8, 2017

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. M16-1003