WARRANTY DEED

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. M16-1123

SARAH L. BISSELL NOTARY PUBLIC TENNESSEE STATE OF PERRY COUNTY My Commission Expires APRIL 28, 2019

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $202,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of March, 2016.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Touchstone Title and Escrow, LLC, 318 Seaboard Lane, Suite 114, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Goran Antic	Primary Residential Mtg Inc.	181.14.0A.004.00
(NAME) 1555 Timber Ridge Dr, ~~8336 Oak Knoll Drive~~	(NAME) P.O. B 593	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Salt Lake City, UT 84110	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and 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, Manicia S. Weaver, a married woman, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Goran Antic and Sanja Antic, 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 4 on the plan of The Villas at Concord Place, Phase 1, of record in Instrument No. 20050922-0114218, Exhibit 1-A to Declaration of Protective Covenants, Conditions and Restrictions, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Manicia S. Weaver, an unmarried woman, by Special Warranty Deed from Fannie Mae a/k/a Federal National Mortgage Association, of record in Instrument No. 20120917-0084106 Register's Office for Davidson County, Tennessee, dated September 07, 2012 and recorded on September 17, 2012.

The herein described property is not now nor ever has been the principal place of residence of the grantors spouse herein.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ☐

This is improved ☑ property, known as 8336 Oak Knoll Drive, Brentwood, TN 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

BILL GARRETT, Davidson County
Trans:T20160018914 DEEDWARR
Recvd: 03/08/16 12:00 2 pgs
Fees:13.00 Taxes:747.40
20160308-0022135

Witness my hand this 4th day of March, 2016.

Manicia S. Weaver

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 4th day of March, 2016, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Manicia S. Weaver**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:

Notary Public,

JOHN HINTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-06-2020