16-CD-261

BILL GARRETT, Davidson County
Trans: T20160047889 DEEDWARR
Recvd: 06/07/16 10:18 2 pgs
Fees: 13.00 Taxes: 555.00
20160607-0057241

WARRANTY DEED

SUZANNE THOMAS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
March 18, 2019
COUNTY OF RUTHERFORD

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of May, 2016

Notary Public

MY COMMISSION EXPIRES: 3-18-19

(AFFIX SEAL)

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
Marina Conley	Bank of Tennessee	173-050-A 258.00CO
(NAME)	(NAME)	
1945 Shaylin Loop	165 Indian Lake Blvd Ste 107	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Hendersonville, TN 37075	
(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, We, **Christopher Moore and Leslie Moore,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Marina Conley,** 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:

Being all of Unit No. 258 on the Plan of Barnes Crossing, a Planned Unit Development, as shown by Master Deed of record in Instrument No. 20050721-0084791, and amended in Instrument No. 200511140136938, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to Christopher Moore, a single man, by Warranty Deed from Ole South Properties, Inc. dated January 26, 2007, recorded January 30, 2007, of record in Instrument No. 20070130-0012400, Register's Office for Davidson County, Tennessee.

Leslie Moore, spouse of the said Christopher Moore, joins in this conveyance for the purpose of releasing her rights to the above described property, especially her marital rights.

unimproved ☐

This is improved ☑ property, known as 1945 Shaylin Loop, Antioch, TN 37013
(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.

Witness my/our hands this 31st day of May, 2016.

Christopher Moore

Leslie Moore

State of Tennessee
County of Williamson

Personally appeared before me Christopher Moore and Leslie Moore, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 31st day of May, 2016.

Notary Public

My Commission Expires:

File No.: 10757

