BILL GARRETT, Davidson County
Trans:T20160049776 DEEDWARR
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Fees:18.00 Taxes:758.50
20160613-0059522

This instrument prepared by:
Fidelity Residential Solutions
120 Longwater Drive Suite 106
Norwell, MA 02061
768098 416534-001780
Joan Hughes

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) **Shawn A. Hawley**	(NAME) **New Owner**	**172-12-0D-066**
(STREET ADDRESS OR ROUTE NUMBER) **7218 Althorp Way**	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) **Nashville, TN 37211**	(CITY) (STATE) (ZIP)	

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, John F. Howe, Jr. and Cassandra Calcaterra Howe a/k/a Cassandra M. Calcaterra, husband and wife have this day bargained and sold, and do hereby transfer and convey unto the said **Shawn A. Hawley & Cheryl L. Hawley, husband & wife** the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

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 **Davidson** County, Tennessee.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON The actual consideration or value whichever is greater, for this transfer is $**205,000.00**

Affiant _____

Subscribed and sworn to before me this the **10th** day of **June**, **2016**.

My commission expires: 3/24/2019

Notary Public _____

(Affix Seal)

ROBIN S. EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

This is unimproved ( ), known as 7218 Althorp Way, Nashville, TN 37211
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 _____ day of _____, _____, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x _____
John F. Howe, Jr.

x _____
Cassandra Calcaterra Howe a/k/a Cassandra M. Calcaterra

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, DHARAM PAL GOYAL, a Notary Public in and for said County and State, John F. Howe, Jr., the within named bargainor Married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18th day of APRIL, 2016.

✓ _____
Notary Public
My Commission Expires: ✓ 05/08/2018

DHARAM PAL GOYAL
STATE OF TENNESSEE
NOTARY PUBLIC
(This area for official notarial seal)
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, DHARAM PAL GOYAL, a Notary Public in and for said County and State, Cassandra Calcaterra Howe a/k/a Cassandra M. Calcaterra, the within named bargainor Married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18th day of APRIL, 2016.

✓ _____
Notary Public
My Commission Expires: ✓ 05/08/2018

(This area for official notarial seal)
DHARAM PAL GOYAL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 506 on the Plan of Final Plat, Section Two, The Town Center Homes At Lenox Village, a Horizontal Property Regime, of record in Instrument Number 20050322-0031182, and shown as Exhibit "B1" of record in Instrument Number 20050324-0032209, 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 Brandon Lawson and Melissa A. Cooperman, Husband and Wife by Quitclaim deed from Brandon Lawson of record in Instrument No. 20130128-0008846 Register's Office for Davidson County, Tennessee, dated January 16, 2013 and recorded on January 28, 2013. (Value of consideration shown in aforementioned deed $0.00.)

Being the same property conveyed to Dominic J. Strada, unmarried by Warranty deed from Brandon Lawson and Melissa A. Cooperman, husband and wife of record in Instrument No. 20150123-0006851 Register's Office for Davidson County, Tennessee, dated January 20, 2015 and recorded on January 23, 2015. (Value of consideration shown in aforementioned deed $175,000.00.)

Being the same property conveyed to John F. Howe, Jr., a singe man by Warranty deed from Dominic J. Strada of record in Instrument No. 20150629-0062267 Register's Office for Davidson County, Tennessee, dated June 25, 2015 and recorded on June 29, 2015. (Value of consideration shown in aforementioned deed $190,000.00.) Being also known as 7218 Althorp Way Nashville, TN 372117078.