Davidson County DEEDWARR
Recvd: 06/15/16 15:41 3 pgs
Fees:18.00 Taxes:858.40

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Prepared by:
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MANDY TERRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $232,000.00

Affiant

Subscribed and sworn to before me, this 13th day of June 2016.

Notary Public Mandy Terry
My commission expires: 3-07-19

Address of New Owner:	Send Tax Bills to:	Tax Information
Jamison R. Butcher	Gardner Financial Svcs	098050A08300CO
6231 Hampton Hall Way	dba Legacy Mutual Mtg	
Hermitage TN 37076	3503 Paesanos Pkwy, San Antonio TX 78231	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Jonathan Deloach and Rupa Deloach, husband and wife hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Jamison R. Butcher and Rachel Sanner, as Joint Tenants with Right of Survivorship hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 131, on the Plan of Hampton Hall, a Planned Unit Development, Section Three, of record in Book 9700, page 898, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Rupa Deloach and Jonathan Deloach, wife and husband by deed dated January 20, 2009 from William H. Ivie and wife, Shannon F. Ivie of record in Instrument No. 20090203-0009153, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2016 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 10278 page 257 and amended in Book 10301 page 184 and Book 10444 page 460 and Book 10640 page 947 and Book 11372 page 852 and Book 11595 page 390 and in any allied instruments(s) referred to in said restrictions. 3) All matters appearing on plan of Hampton Hall, a Planned Unit Development, Section Three, of record in Book 9700 Page 898, Register's Office for Davidson County, Tennessee

This property is improved property known as 6231 Hampton Hall Way, Hermitage, Tennessee 37076

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this 13 day of June, 2016.

Jonathan Deloach by Rupa Deloach His attorney in fact
Jonathan Deloach, by Rupa Deloach
His Attorney-in-fact

Rupa Deloach
Rupa Deloach

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rupa Deloach, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 13 day of June, 2016.

Notary Public

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires: 2/25/19

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 13 day of June, 2016, before me personally appeared Rupa Deloach to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Jonathan Deloach acknowledged that such person executed the same as the free act and deed of Jonathan Deloach.

Notary Public

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires 2/25/19

FILE NO: 09478

True Copy Certification

I, Dora Mobley, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN

County of Williamson

Personally appeared before me, Ryan A. Rafoth, a notary public for this county and state, Dora Mobley who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 06-26-16

Notary' Seal (if on paper)

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY