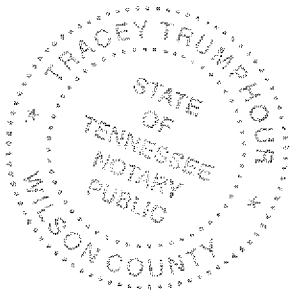
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of June, 2016.

Notary Public

MY COMMISSION EXPIRES: 8.14.17

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Wendell Stone	Wendall Stone	
(NAME)	(NAME)	
2006 BRUNSWICK DRIVE	2006 BRUNDSWICK DRIVE	064-12-06-222.00
(ADDRESS)	(ADDRESS)	Davidson County DEEDWARR Recvd: 06/23/16 14:14 3 pgs Fees:18.00 Taxes:851.00
LEBANON, TN 37087	LEBANON, TN 37087	**20160623-0064237**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Stonewall Renovation, LLC**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Wendell Stone and Deborah Stone, Husband and Wife**, hereinafter called the GRANTEE(S), 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 all of Unit No. 222 on the Plan of Phase Two, Lexington, of record in Plat Book 6250, Page 341, and it is established by Master Declaration of record in Book 6503, Page 1, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Stonewall Renovation, LLC by Warranty Deed from Edwin M. Carter Jr., an unmarried man, dated 09/04/2015, recorded 09/10/2015, of record in Instrument No. 20150910-0091966, in the Register's Office for Davidson County, Tennessee.

All matters shown on the plat of record in Plat Book 6250, Page 341, in the Register's Office for Davidson County, Tennessee. Covenants, conditions, easements and restrictions of record in Book 6503, Page 1, By-Laws of record in Book 6503, Page 20, Appointment of successor Trustee of record in Book 8392, Page 69, By-Laws of record in Instrument No. 20070921-0112964, in the Register's Office for Davidson County, Tennessee. Covenants, conditions, easements and restrictions of record in Book 6691, Page 541, in the Register's Office for Davidson County, Tennessee. Articles of Amendment to the Charter of record in Book 8204, Page 354, in the Register's Office for Davidson County, Tennessee. Charter of record in Book 6620, Page 128, in the Register's Office for Davidson County, Tennessee. This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 222 Lexington Way, Hermitage, TN 37076

(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 GRANTEE(S), assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 21st day of June, 2016.

STONEWALL RENOVATION, LLC

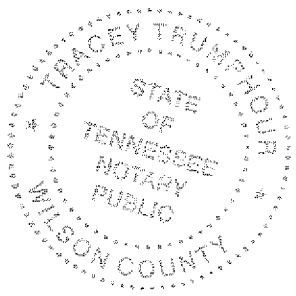
Wendall Stone
Organizer

State of Tennessee
County of Wilson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Wendall Stone with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the Organizer the within named bargainor, a Tennessee Limited Liability Company, and that he as such Organizer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company, by the said Wendall Stone, as such Organizer.

Witness my hand and official seal at office at Mt Juliet, Tennessee, this 21st day of June, 2016.

Notary Public
My Commission Expires: 8.14.17



RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122

TRUE COPY CERTIFICATION

I, Kimie Perry, 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 TENNESSEE
COUNTY OF WILSON

Personally appeared before me, Jill Simmons a notary public for this county and state, Kimie Perry 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: 9-4-19
Notary Seal (if on paper)

