

STATE OF TENNESSEE
COUNTY OF Davdison

The actual consideration or value, whichever is greater, for this transfer is 122,500.00

Affiant

Subscribed and sworn to before me, this 1st day of July, 2016.

Notary Public

My commission expires: Sept. 21, 2016

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

BILL GARRETT, Davidson County
Trans:T20160057053 DEEDWARR
Recvd: 07/05/16 14:26 2 pgs
Fees:13.00 Taxes:453.25
20160705-0068589

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
ALISA WALLER	Alisa Waller	**16216003100**
1322 Hickory Park Court West	1322 Hickory Park Ct West	
Antioch, TN 37013	Antioch, TN 37013	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

HARIE D. OLIVER and wife, JESSICA N. OLIVER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ALISA WALLER, a Single Woman aew

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davdison COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 40-A on the Plan of Lots 32 Thru 40 Zone Lot Division of Hickory Park Villas , Section 2 of record in Plat Book 5200, Page 603 as amended in Book 6250, Page 598, 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 Harie D. Oliver and wife, Jessica N. Oliver by Warranty deed from Michael J. Hamilton, unmarried of record in Instrument No. 20080306-0022586 Register's Office for Davidson County, Tennessee, dated March 04, 2008 and recorded on March 06, 2008.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 1322 Hickory Park Court West, Antioch, TN 37013.

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 in 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 hand(s) this 1st day of July, 2016.

HARIE D. OLIVER

JESSICA N. OLIVER

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, HARIE D. OLIVER and JESSICA N. OLIVER, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of July, 2016.

Notary Public

My Commission Expires: 12-29-19

KEVIN CRISWELL
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY