This instrument prepared by:
Please record and return to:
Freedom Title Services
116 Center Court
Clarksville, TN 37040

Warranty Deed

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$384,900.00
| Alexandra Laurain
|Affiant

|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
| 27 day of June, 2016. Leanna E. Bowen
|NOTARY PUBLIC: 7/11/17
|MY COMMISSION EXPIRES:
| (AFFIX SEAL)

LEANNA E. BOWEN
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Alexandra Laurain 301 Willow Bough Lane Old Hickory, TN 37138	new owner 301 Willow Bough Ln Old Hickory TN 37138	064-02-111.00

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 acknowledged, we,

Rejane DeJaeger, unmarried

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Alexandra Laurain, an unmarried person

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 Lot No. 325 on the Plan of Brandywine Farms, Section 19, as of record in Plat Book 5050, Page 12, 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 Robert G. DeJaeger and wife, Rejane DeJaeger by Warranty Deed from Joe D. Conard and wife, Frances L. Conard dated November 30, 2007, of record in Instrument Number 20071221-0146680, Register's Office for Davidson County, TN. Robert G. DeJaeger died on 12/28/2014 leaving property vested in Rejane DeJaeger as surviving tenant by the entirety.

This conveyance is made subject to the following:

1) 2016 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as shown on Plat of record in Book 5050, Page 12, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 5088, Page 362, Register's Office for Davidson County, Tennessee.
4) Property is subject to an Easement to the Metropolitan Government for Ingress/Egress and Appurtenances and Maintenance for Pumps and SVC Lines, of record in Instrument Number 20100301-0015446, said Register's Office.
5) Property is subject to a Deed of Conveyance to the Cumberland Water Company of record in Book 3963, Page 235, said Register's Office.
6) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **301 Willow Bough Lane, Old Hickory, TN 37138**
(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.

BILL GARRETT, Davidson County
Trans:T20160059769 DEEDWARR
Recvd: 07/13/16 09:08 2 pgs
Fees:13.00 Taxes:1424.13
20160713-0071562

Witness my hand(s) this 21st day of June, 2016.

Rejane DeJaeger

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Rejane DeJaeger, with whom I am personally acquainted, (or who 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, at office, this 21st day of June, 2016.

NOTARY PUBLIC

My Commission Expires: 9-11-17

SUSAN FRENSLEY NEWTON
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
SEPTEMBER 11, 2017
COUNTY OF DAVIDSON

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076