STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $136,102.00.

Brenda Hinton
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 8th day of July, 2016.

Kayla R. Anderson
NOTARY PUBLIC

My commission expires: 11-20-18

KAYLA R. ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
MACON COUNTY

THIS INSTRUMENT PREPARED BY

Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans: T20160060088 DEEDWARR
Recvd: 07/13/16 14:27 2 pgs
Fees: 13.00 Taxes: 503.58
20160713-0071894

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Vanessa Hill	Peoples Home Equity	163160A09400CO
(NAME)	(NAME)	
5536 Cedar Ash Xing #214	150 N. Seven Oaks Drive	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Knoxville, TN 37922	

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **Raymond C. Peng, an unmarried man,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Vanessa Hill, an unmarried woman**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 214 on the Plan of Phase Two, Provincetown, a Horizontal Property Regime with Private Elements of record in Instrument No. 20050609-0066104 - Exhibit "A-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 Raymond C. Peng, unmarried, by deed from Centex Homes, a Nevada General Partnership, recorded in 20070220-0020633, said Register's Office.

This property is __unimproved _X_improved property known as: 5536 Cedar Ash Xing #214, Antioch, TN 37013.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

RECORD AND RETURN
Tennessee Title Services
101 Springhouse Ct S-202
Hendersonville, TN 37075

Witness our hands this 8th day of July, 2016.

Raymond C. Peng

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Raymond C. Peng, the herein bargainor, 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, this the 8th day of July, 2016.

Notary Public
My Commission Expires:
4/17/19

TAMMY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

After Recording Return to:
Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122