NEW OWNER:

KRISTINA BOW
1029 TABITHA LANE
OLD HICKORY, TN 37138

SEND TAX BILLS TO:
SWBC Mortgage Corp.
9311 San Pedro #100
San Antonio, TX 78216

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 16-0988

Map & Parcel 063040A06500

Space for Recorder's stamp

Davidson County DEEDWARR
Recvd: 07/15/16 08:58 3 pgs
Fees:18.00 Taxes:1739.00
20160715-0072677

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Four Hundred Seventy Thousand and 00/100 Dollars ($470,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **JEFFERY P. WHITE, a/k/a Jeffrey P. White, and wife, LINDA T. WHITE** ("Grantor") have this day bargained and sold and by these presents do hereby transfer and convey unto **KRISTINA BOW and CHRISTOPHER DULIN**, ("Grantee"), wife and husband, joint tenants, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

> Land located in DAVIDSON County, Tennessee, and being known and designated as all of Lot No. 137, Phase Four, Cleveland Hall Subdivision, as shown on the plat of the same of record in Instrument No. 20080201-0010505, in the Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description of said property.
>
> Being the same property conveyed to JEFFREY P. WHITE and LINDA T. WHITE, husband and wife by Warranty Deed from Kristopher D. Cantrell and wife, Cynthia A. Cantrell, dated May 4, 2009, and of record in Instrument No. 20090520-0046277, Register's Office for DAVIDSON County, Tennessee.
>
> Jeffrey P. White and Jeffery P. White are one and the same person.
>
> This description is the same as in the prior deed.
>
> THIS IS IMPROVED PROPERTY which has the address of **1029 TABITHA LANE, OLD HICKORY, TN 37138**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their 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 all visible easements, rights-of-way and matters shown on the plat of record at Instrument No. 20080201-0010505, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

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

WITNESS OUR SIGNATURE hereto this 7th day of July, 2016.

JEFFERY P. WHITE, a/k/a Jeffrey P. White

LINDA T. WHITE

STATE OF TENNESSEE

COUNTY OF Wilson

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **JEFFERY P. WHITE, a/k/a Jeffrey P. White, and LINDA T. WHITE**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 7th day of July, 2016.

NOTARY PUBLIC

MATTHEW H. RYAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMM. EXP. 6-26-2018

My commission expires: _____

****

The actual consideration or value, whichever is greater, for this transfer is **$470,000.00**.

AFFIANT

Sworn to and subscribed to before me this 7th day of July, 2016.

NOTARY PUBLIC

My commission expires: 10/29/19

NICOLE YURJEVICH STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

COMPASS
– LAND TITLE –

TRUE COPY CERTIFICATION

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 1/26/19

