BILL GARRETT, Davidson County
Trans:T20160073318 DEEDWARR
Recvd: 08/23/16 08:52 2 pgs
Fees:13.00 Taxes:740.00
20160823-0087875

This Instrument Prepared by & Return to:
Homestead Title & Escrow, LLC
405 Two Mile Pike, Suite F
Goodlettsville, TN 37072

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Kevin Dempsey 560 Valleywood Drive Nashville, TN 37211	Same as above	147150-05400

THIS INDENTURE, made this 18th day of August, 2016 between

Leeanne Lisk, unmarried woman

of Davidson County, Tennessee, hereinafter referred to as **Grantor**, and

Kevin Dempsey, unmarried man

of Davidson County Tennessee, hereinafter referred to as **Grantee**.

WITNESSETH: that said Grantor, for and in consideration of the sum of ONE AND 00/100 DOLLAR ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto the said Grantee the following described premises situated in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot. No 272 on the Plan of Whispering Hills, Section II-B, of record in Book 2331, Page 155, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Leeanne Lisk by Warranty Deed dated February 25, 2005 from Colleen L. Sheridan Prim and Shawn M. Prim, husband and wife of record as Instrument Number 20050302-0023081, Register's Office for Davidson County, Tennessee.

This is (X) improved ( ) unimproved property known as: 560 Valleywood Drive, Nashville, TN 37211.

THIS CONVEYANCE is made subject to restrictive covenants, easements, and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

TO HAVE AND TO HOLD the said real estate, together with all of the appurtenances, estate, title, and interest thereunto belonging unto the said Grantee, his/her heirs and assigns forever.

And said Grantor does hereby covenant with said Grantee, that Grantor is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, and that said premises are free from all encumbrances except the 2016 real property taxes which are to be prorated between the parties and which Grantee assumes and agrees to pay, and that Grantor will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF, the said Grantor hereunder sets his/her hand and seal the day and year first above written.

~~Leanne~~ Lisk
Leanne

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Leanne Lisk, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Goodlettsville, Tennessee on this the 18th day of August, 2016.

Karen B. Heavener
Notary Public

Karen B. Heavener State of Tennessee Notary Public Davidson County

My Commission Expires: 7/8/19

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $200,000.00.

Affiant

Sworn to and subscribed before me, this 18th day of August, 2016.

Karen B. Heavener
Notary Public

Karen B. Heavener State of Tennessee Notary Public Davidson County

My Commission Expires: 7/8/19