ADDRESS NEW OWNERS and
SEND TAX BILLS:
PHILLIP TUCKER and wife,
LISA TUCKER
436 Landings Way
Mt. Juliet, TN 37122

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
87-2 A-43

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, **ANDREW F. VAN ORDER, and wife, MARILYN WHITE VAN ORDER**, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to **PHILLIP TUCKER and LISA TUCKER, husband and wife**, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Being Lot No. 69, Final Plat Cobblestone Landing, Phase I Subdivision, as shown on plat of record in Instrument # 20050822-0099471, in the Register's Office, Davidson County, TN to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Andrew Franklin Van Order from Cynthia Louise Van Order by Quitclaim Deed dated March 13, 2009, recorded October 16, 2012 in Instrument No. 20121016-0094954, Register's Office for Davidson County, Tennessee. Marilyn White Van Order, wife of Andrew F. Van Order, joins in this conveyance for the purpose of conveying all of her marital right, title and interest including homestead and right to elective share.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 436 Landings Way, Mt. Juliet, Tennessee 37122.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTORS further covenant and binds themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

BILL GARRETT, Davidson County
Trans: T20160082787 DEEDWARR
Recvd: 09/21/16 10:08 2 pgs
Fees: 13.00 Taxes: 1065.23
20160921-0099326

Executed on this 19 day of September, 2016.

ANDREW F. VAN ORDER

MARILYN WHITE VAN ORDER

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, ANDREW F. VAN ORDER, and wife, MARILYN WHITE VAN ORDER, the within named bargainors 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 at office this 19 day of September, 2016.

NOTARY PUBLIC

My Commission Expires: 6/26/17

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $287,900.00.

AFFIANT

Subscribed to and sworn before me, this the 19 day of September, 2016.

NOTARY PUBLIC

My Commission Expires: 9-11-17

JANICE H. COLLINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

TIMOTHY D. FERGUSON
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