WARRANTY DEED

LATRECE MCADOO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2018

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,999.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th day of October, 2016

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Return to: Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kelvin Green Kelly Harding	Reliance First Capital LLC	150-03-0-296.00
(NAME)	(NAME)	
3913 Hillshire Drive	201 Old Country Road Suite 205	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Melville New York 11747	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20160092299 DEEDWARR
Recvd: 10/19/16 10:55 2 pgs
Fees:13.00 Taxes:740.00
20161019-0110468

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Harold T. Rice Jr. and Sadie L. Rice,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Kelvin Green and Kelly Harding, husband and wife,** 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:

Land in Davidson County, Tennessee, Being Lot No. 607 on the Plan of Section Two, Kensington of Priest Lake, of record in Book 6250, Page 592 & 593, said 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 Harold T. Rice, Jr. and wife Sadie L. Rice, by deed of record in Instrument No. ~~20010918-0010101O~~, Register's Office for Davidson County, Tennessee.
(E 20010918-0101010

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 3913 Hillshire Drive, Antioch, TN 37013
(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.

Witness my/our hands this 13th day of October, 2016.

Harold T. Rice Jr.

Sadie L. Rice

State of Tennessee
County of Williamson

Personally appeared before me Harold T. Rice Jr. and Sadie L. Rice, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 13th day of October, 2016.

Notary Public
My Commission Expires: _____

File No.: 11026

