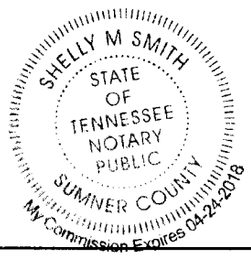
Davidson County	DEEDWARR
Recvd: 10/19/16 11:07	2 pgs
Fees:13.00 Taxes:573.50	
20161019-0110474	

WARRANTY DEED



State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $155,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of October, 2016

Notary Public

MY COMMISSION EXPIRES: 4-24-18

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
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
Lok Prasai	Movement Mortgage LLC	16203040100
(NAME)	(NAME)	
4993 Algonquin Trail	8024 Calvin Hall Rd	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Indian Land SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **Jerry D. Gifford and Jane W. Gifford,** * hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Lok Prasai, married,** 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:

*Husband and Wife

Land in Davidson County, Tennesee being Lot No. 208 on the Plan of Haywood Hills, Section 5 of record in Book 4675, page 143 and 144, Register's Office for said County.

Being the same property conveyed to Jerry D. Gifford and wife, Jane W. Gifford, by Deed from Gregory Hopkins Parrot, single of record in Book 6009 , Page 459 , Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 4993 Algonquin Trail, 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 17th day of October, 2016.

Jerry D. Gifford

Jane W. Gifford

State of Tennessee
County of Williamson

Personally appeared before me Jerry D. Gifford and Jane W. Gifford, 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 17th day of October, 2016.

Notary Public _____
My Commission Expires: _____

File No.: 11279

KASEY KELCHNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 01-24-2017

True Copy Certification

I Maxwell Coyle, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Maxwell Coyle

State of Tennessee/County of Williamson SS:

Personally appeared before me, Shelly M Smith, a notary public for this County and State, Maxwell Coyle, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Shelly M Smith Commission Expires 4-24-2018

SHELLY M SMITH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY