BILL GARRETT, Davidson County
Trans:T20160094164 DEEDWARR
Recvd: 10/25/16 13:01 2 pgs
Fees:12.00 Taxes:0.00
20161025-0112724

This Instrument Prepared By
And Return To:
Steven Compton
923 Oldham Drive #633
Nolensville, Tennessee 37135

Map & Parcel:
Map: 148-07
Parcel: 95

This instrument was prepared from information provided by the Grantor.
No search was completed.

WARRANTY DEED

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 consideration, the receipt of which is hereby acknowledged, Timothy L. Lewis, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Melissa A. Lewis and Timothy L. Lewis, 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:

Land in Davidson County, Tennessee, being lot No. 844 on the Plan of Cherokee Hills, Section Eight, as of record in Book 3700, page 154, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Timothy L. Lewis by Warranty Deed from Metropolitan Nashville Airport Authority, of record in Book 9057, Page 178, Register's Office for Davidson County, Tennessee.

This is improved property known as 114 Rader Drive, Antioch, Tennessee 37013.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions:

1. Davidson County Taxes;

2. All matters shown on the Plan of record in Book 3700, Page 154, Register's Office for Davidson County, Tennessee; and

3. Restrictive Covenants contained in instrument of record in Book 4198, Page 609, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to said Melissa A. Lewis and Timothy L. Lewis, married, their heirs and assigns, forever; and Timothy L. Lewis does covenant with said Grantees that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and the said Grantor does further covenant and bind himself, his heirs, assigns, 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.

Witness my hand this 23 day of October 2016.

Timothy L. Lewis

STATE OF TENNESSEE

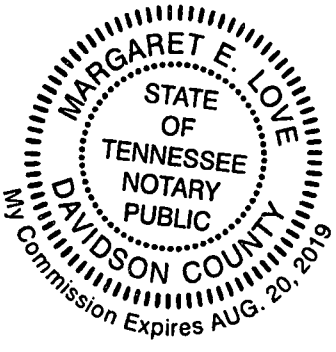
COUNTY OF Davidson

Before me, the undersigned Notary Public in and for said County and State, personally appeared Timothy L. Lewis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand, at office, this 24 day of October 2016.

Notary Public

My Commission Expires: 8-20-19



STATE OF TENNESSEE

COUNTY OF Davidson

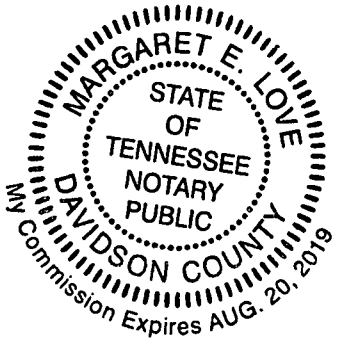
The actual consideration or value, whichever is greater, for this transfer is $10.00.

Affiant

Subscribed and sworn to before me, this 24 day of October 2016.

Notary Public

My Commission Expires: 8-20-19



Send Tax Bills to & Address of New Owner:

Timothy L. and Melissa A. Lewis
114 Rader Drive
Antioch, Tennessee 37013