WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $379,000.00

Affiant

Subscribed and sworn to before me, this 10th DAY OF November, 2016.

Notary Public

MY COMMISSION EXPIRES: March 3, 2020

(AFFIX SEAL)

PRISCILLA C. DRINNEK NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

BMR16-0628

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wendy Sherman	Hometown Lenders (NAME)	
628 Hogan Road	310 The Bridge Street	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Huntsville, AL 35806	14611008800
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we AUTUMN ANDRADY AND GERALD ANDRADY, WIFE AND HUSBAND, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto WENDY SHERMAN, A SINGLE WOMAN, hereinafter called the Grantee(s), their heirs and assigns, that 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. 35 on the Plan of Crieve Hall Estates, Section One Revised, of record in Plat Book 1835, Pages 122 - 124, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to James W. Wynn, III and wife, Sarah Wynn by Warranty Deed from Colleen Lucile Guidry, now known as Colleen Guidry Ottinger, of record in Instrument No. 20100723-0057963, Register's Office for Davidson County, Tennessee, dated July 20, 2010 and recorded on July 23, 2010.

Being the same property conveyed to Autumn Andrady and Gerald Andrady, wife and husband by Warranty Deed from James W. Wynn, III and Sarah Wynn, husband and wife, of record in Instrument No. 20150917-0094429, Register's Office for Davidson County, Tennessee, dated September 15, 2015 and recorded on September 17, 2015.

This conveyance is subject to A) property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Plat Book 1835, Pages 122-124; Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 628 Hogan Road , Nashville, Tennessee 37220
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 hand(s) this 10th day of November, 2016.

Autumn Andrady

Gerald Andrady

BILL GARRETT, Davidson County
Trans: T20160100153 DEEDWARR
Recvd: 11/14/16 11:53 2 pgs
Fees: 13.00 Taxes: 1402.30

20161114-0119660

STATE OF Tennessee
COUNTY OF Davidson

On this 10th day of November, 2016, before me personally appeared Autumn Andrady and Gerald Andrady to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this 10th day of November, 2016.

Notary Public

My Commission Expires: 10-12-19

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton
Franklin, TN 37067
Phone: (615)599-9959