Davidson County	DEEDWARR
Recvd: 12/06/16 15:30	3 pgs
Fees:18.00 Taxes:728.90	
20161206-0128122	

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $197,000.00.

KIMIE PERRY TENNESSEE NOTARY PUBLIC My Comm Exp. FEBRUARY 2, 2020 COUNTY OF WILSON

Affiant

Subscribed and sworn to before me, this 5th day of December, 2016.

Notary Public
My commission expires: 2/22/2020

06-1611-76600

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Valerie Harris	Primary Residential Mortgage, Inc.	097-02-0-A-219.00
3840 Hoggett Ford Road	1480 North 2200 West	
Hermitage TN 37076	Salt Lake City, UT 84116	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Stacey Elizabeth Reed, a single woman**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Valerie Harris, unmarried woman**, hereinafter called the Grantees, their successors 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. 219, on the Plan of Villages of Riverwood, Section One, Phase 3C, of record in Instrument No. 20130405-0033853, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Beazer Homes Corp., a Tennessee corporation by Special Warranty Deed from Chris Pardue, dated January 7, 2010, recorded January 8, 2010, of record in Instrument No. 20100108-0001962, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Stacey Elizabeth Reed, a single woman by deed from Beazer Homes Corp., a Tennessee Corporation, dated March 27, 2015, recorded April 2, 2015, of record in Instrument No. 20150402-0029036, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3840 Hoggett Ford Road, Hermitage, TN 37076.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 5th day of December, 2016.

Stacey Elizabeth Reed

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Stacey Elizabeth Reed**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 5th day of December, 2016.

Notary Public
State of Tennessee at Large

My Commission expires: 04.03.2020

JACKIE MALONE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

TRUE COPY CERTIFICATION

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

Signature

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, Jill Simmons, a notary public for this county and state, Kimie Perry who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission expires: September 4, 2019
Notary Seal (if on paper)

