Davidson County DEEDWARR
Recvd: 12/12/16 15:34 3 pgs
Fees:18.00 Taxes:715.95
20161212-0130191

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $193,500.00

Affiant

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

Notary Public

My commission expires: 9.16.2020

LISSA GROOM STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Tyler Judd **Chelsea Judd**	**F & M Bank**	**064160D20500CO**
2909 Summer Hollow Court	**PO BOX 451**	
Hermitage, TN 37076	**Clarksville, TN 37041**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Jacqueline Hawk, a married woman, formerly known as Jacqueline Lin Ross

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Tyler Judd and Chelsea Judd, 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. 138, on the Plan of Section Four, Truxton Park, of record in Instrument No. 20020528-0064435, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jacqueline Lin Ross from Pavel V. Komarov by Warranty Deed dated July 25, 2014 and recorded in Instrument No. 20140731-0068464, said Register's Office, Davidson County, Tennessee.

Justin Draper Hawk enters into the execution of this instrument to convey any and all marital interest of said property.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 2909 Summer Hollow Court, 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 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 in 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 hand(s) this 5th day of December, 2016.

Jacqueline Hawk

Justin Draper Hawk

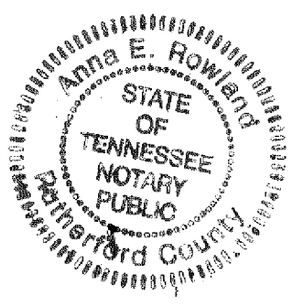
STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, a Notary Public of said County and State, Jacqueline Hawk and Justin Draper Hawk, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of December, 2016.

Notary Public

My Commission Expires: 8/8/18



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)

