BILL GARRETT, Davidson County
Trans: T20170000593 DEEDWARR
Recvd: 01/04/17 09:23 2 pgs
Fees: 13.00 Taxes: 862.10
20170104-0000672

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TW160258

AFTER RECORDING RETURN TO:
Limestone Title & Escrow, LLC
3173 S Church St
Murfreesboro, TN 37127

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $233,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of December, 2016.

NOTARY PUBLIC

My commission expires: 8/18/18

JANE GRAZIER RUTHERFORD COUNTY NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Drew J. Prawel *et ux* 5437 Village Way Nashville, TN 37211	Same address as new owner	161 10 0a 080.00

FOR AND IN CONSIDERATION of the sum of Two Hundred Thirty Three Thousand and 00/100 Dollars ($233,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged; the undersigned, **ANTHONY S. DOMINE AND CALLA A. DOMINE, HUSBAND AND WIFE,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto, **DREW J. PRAWEL AND SARAH J. PRAWEL, HUSBAND AND WIFE,** hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Villages of Brentwood, Phase One, of record in Book 5200, page 613, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Anthony S. Domine and Calla A. Domine, husband and wife, by Warranty Deed from Mark P. McDonald and wife, Susan K. McDonald, dated 5/28/2014, recorded 5/29/2014, of record in Instrument #20140529-0046348, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 5437 Village Way, Nashville, TN 37211, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown on plat of record in Book 5200, page 613; to any and all restrictive covenants and/or easements of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantees, their heirs and assigns, forever.

The undersigned covenant with the said Grantees that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2016 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS OUR HANDS, this the 19th day of December, 2016.

ANTHONY S. DOMINE

Calla A. Domine

CALLA A. DOMINE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Anthony S. Domine and wife, Calla A. Domine, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 19th day of December, 2016.

BE... STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires: 1-8-19

Notary Public

Benton Smith

Printed Notary Name

My commission expires: 1-8-19