WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/01/17 11:58 2 pgs
Fees:13.00 Taxes:551.30

20170201-0010683

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER **$149,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20th DAY OF January 2017 2017

Notary Public

MY COMMISSION EXPIRES: 7/8/19

(AFFIX SEAL)

HALE E. WILSON III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Logos Realty Closing Services Inc.
301 S. Perimeter Park Dr., Suite 100
Nashville, TN 37211

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP - PARCEL NO(S)
Ken Nguyen	Ken Nguyen	162-07-0-197.00
(Name)	(Name)	
1246 Wheatley Forest Drive	1246 Wheatley Forest Drive	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **ARTHUR PAUL CROCKETT AND WIFE CAROL F. CROCKETT** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KEN NGUYEN, MARRIED**, HEREINAFTER CALLED THE GRANTEE(S), 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(s) 32, as shown on the map entitled the Plan of Whittemore Valley, Section 2-A, of record in Plat Book 6250, page 611, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to A. PAUL CROCKETT AND WIFE, CAROL F. CROCKETT, by deed from JOHN W. GRIFFIN D/B/A GRIFFIN CONTRACTORS, of record in Book 6909, page 362, dated June 27, 1986, said Register's Office. Being further conveyed to ARTHUR PAUL CROCKETT AND CAROL F. CROCKETT, HUSBAND AND WIFE, by Quitclaim Deed from ARTHUR PAUL CROCKETT, A/K/A A. PAUL CROCKETT AND CAROL F. CROCKETT, HUSBAND AND WIFE, of record in Instrument No. 20130205-0011973, dated January 5, 2013, 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 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 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 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.

Executed by my hand this 20 Day of January 2017.

Arthur Paul Crockett

Arthur Paul Crockett

Carol F. Crockett

Carol F. Crockett

STATE OF Tennessee

County OF Davidson

I, Maxine J. Rucker, a Notary Public for the County of Davidsonn and State of Tennessee, do hereby certify that Arthur Paul Crockette and Carol F. Crockett, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 31st of January, 2017.

Notary Public

My Commission Expires:

(SEAL)

MAXINE J. RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020

Please return to
Logos Realty Closing Services Inc.
301 S. Perimeter Park Dr., Suite 100
Nashville, TN 37211

I, Andy Maloney, 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 TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 5-24-17

JULIE COONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.