BILL GARRETT, Davidson County
Trans:T20170015350 DEEDWARR
Recvd: 02/21/17 15:13 3 pgs
Fees:18.00 Taxes:764.05
20170221-0017477

WARRANTY DEED

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
103 Bluegrass Commons Blvd.
Hendersonville, TN 37075
(615) 822-0030 Fax (615) 264-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $206,500.00.

Affiant

Sworn to and subscribed before me on this the 16 day of February, 2017.

NOTARY PUBLIC
My Commission Expires: 1-26-21

MORTGAGEE:

Old Hickory Credit Union
P. O. Box 431
Old Hickory, TN 37138

Address New Owner:	Send Tax Bills to:	Map-Parcel
Mr. Matthew W. Dorris	Same as Owner	064150A01700CO
720 Sweetwater Circle		
Old Hickory, TN 37138		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **JAMES TODD DAVENPORT and wife, JODI D. DAVENPORT**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **MATTHEW W. DORRIS and LAURA L. TAYLOR, joint tenants with right of survivorship**, hereinafter called GRANTEES, their heirs and assigns, their interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, TN, being Lot No. 48 on the Plan of Plantation Walk, Section One, Revision One, of record in Plat Book 7900, Page 697, as amended by Surveyor's Certificate of correction of record in Book 9432, Page 449, Register's Office for said County.

SAID Lot No. 48 fronts 87.55 feet on the Southeasterly margin of Sweetwater Circle and extends back 110.00 feet on the Easterly line and 110.00 feet on the Southwesterly line to a dead line in the rear, measuring 38.22 feet thereon.

BEING the same property conveyed to JAMES TODD DAVENPORT and wife, JODI D. DAVENPORT by Deed dated December 9, 2003, and executed by CRAIG T. LEWIS and wife, AMY M. LEWIS and recorded as Instrument No. 20031210-0177218, said Register's Office.

This is improved property known as 720 Sweetwater Circle, Old Hickory, TN 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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.

WITNESS (my/our) hand(s) this the 15 day of February, 2017, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

JAMES TODD DAVENPORT

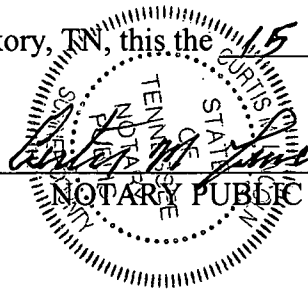
JODI D. DAVENPORT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, James Todd Davenport and wife, Jodi D. Davenport, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, TN, this the 15 day of February, 2017.



NOTARY PUBLIC

My Commission Expires: 1-26-21