Davidson County	DEEDWARR
Recvd: 03/29/17 14:53	3 pgs
Fees:18.00 Taxes:688.20	
20170329-0030739	

Prepared By & Return To:
Lakeside Title & Escrow
854 Wren Road
Goodlettsville, TN 37072
17-1075TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 136,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th day of March, 2017.

Notary Public

Commission Expiration: 3-31-2020

RITA B. MITCHELL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TENN.

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Stephanie Womack 1504 Riverside Road Old Hickory, TN 37138	SAME AS NEW OWNER.	05303043000

WARRANTY DEED

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 ACKNOWLEDGED, WE, **Bingham S. Sisk**, HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Stephanie Womack, single woman** 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:

Property known as 1504 Riverside Road, Old Hickory, TN 37138, County of Davidson to wit:

Land in Davidson County, Tennessee, being Lot No. 5 and part of Lot No. 4 on the revised Plan of Section "F" Village of Old Hickory, as shown on a plan of record in Book 1424, Page 131, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 and a triangular strip of Lot No. 4 fronts 106.4 feet on the westerly side of Riverside Road and runs back between lines 150 feet and on the southerly line and 145.3 feet, more or less, on the northerly line to a dead line in the rear on which they measure 60 feet.

Being the same property conveyed to Bingham S. Sisk by deed from Thomas W. Squires, Conservator for Oscar W. Grey and wife Sallie A.Grey dated 12/2/1998 filed and recorded 12/8/1998 of record in Book 11241, Page 592, said Register's Office.

Said property was used for investment purposes only and not as the residence of the Grantor.

Tax Map and Parcel ID is as follows 05303043000

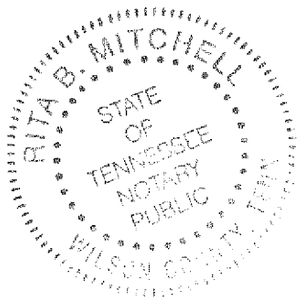
THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

This is improved property known as: 1504 Riverside Road, Old Hickory, TN 37138

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 unemcumbered, 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 hand this 28th day of March, 2017.

Bingham S. Sisk



STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of March, 2017, before me personally appeared **Bingham S. Sisk**, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 28th day of March, 2017.

Rita B Mitchell
Notary Public

Commission Expiration: 3-31-2020

True Copy Certification

I, **Carrie Porter**, 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 here with and that this is a true and correct copy of the original document executed and authenticated according to law.

Carrie Porter

Carrie Porter

State of **Tennessee**
County of **Davidson**

Personally appeared before me, **Rita B Mitchell**, a notary public for this county and state, **Carrie Porter** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rita B Mitchell

Rita B Mitchell

My Commission Expires: **3/31/2020**

