WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170027590 DEEDWARR
Recvd: 04/03/17 09:07 2 pgs
Fees:13.00 Taxes:592.00
20170403-0031894

State of Tennessee
County of Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $160,000.00

Dakota Starnes
Affiant

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

Brenda Shelby
Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

BRENDA SHELBY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 07-24-2019

THIS INSTRUMENT WAS PREPARED BY
Hallmark Title Company, 100 Bluegrass Commons Boulevard, Suite 115, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Dennis D. Whaley Jr.	Wells Fargo Bank N.A.	050-16-0A-035.00 CO
(NAME)	(NAME)	
105 Ervin St.	2701 Wells Fargo Way	
(ADDRESS)	(ADDRESS)	
Hendersonville, TN 37075	Minneapolis, MN 55467	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 considerations, the receipt of which is hereby acknowledged, We, **James Travis and Julie R. Travis, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Dennis D. Whaley Jr.,** 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. 35, Skyline Village, as shown on plat of record in Instrument No. 20050418-00542718, in the Registers' Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

BEING the same property conveyed to James Travis and Julie R. Travis, husband and wife, by Quitclaim Deed from Julie R. Herendeen, dated 11/23/10 and recorded 12/13/10 in Instrument Number 20101213-0098972, said Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☑ property, known as 612 E Vailview Court, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my/our hands this 28th day of March, 2017.

James Travis

Julie R. Travis

State of Tennessee
County of Sumner

Personally appeared before me James Travis and Julie R. Travis, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 28th day of March, 2017.

Notary Public _____
My Commission Expires: _____

File No.: 172951

