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

RECORD AND ~~RETURN TO~~:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN178708

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20170029052 DEEDWARR
Recvd: 04/06/17 10:23 2 pgs
Fees:13.00 Taxes:451.40
20170406-0033727

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,000.00.

AFFIANT

SUBSCRIBED AND ~~SWORN~~ TO BEFORE ME, THIS THE 30th day of March, 2017.

NOTARY PUBLIC

My commission expires: 7-30-17

TAHIRA L. PYSZA NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 07-30-2017

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
Nancy Pharr Haines and Stephen D. Haines 5510 Country Club Dr.Unit 36 Nashville, TN 37211	Nancy Pharr Haines and Stephen D. Haines 1089 Tidewater Rd Salsbury, NC 28146	162 09 0A 036.00CO

FOR AND IN CONSIDERATION of the sum of One Hundred Twenty Two Thousand and 00/100 Dollars ($122,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **MEGAN NEWMAN KILZER, UNMARRIED**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **STEC AS Q.I. FOR NANCY PHARR HAINES AND HUSBAND, STEPHEN D. HAINES**, hereinafter called the Grantee(s), 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. 36 on the plan of Hickory Valley Condo, Phase Two, of record in Book 4460, page 133, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Megan Newman, unmarried, by Warranty Deed from Kimberly D. Tindle, now known as Kimberly Tindle Adams, married, dated 5/31/2006, recorded 6/5/2006, of record in Instrument #20060605-0066191, in the Register's Office for Davidson County, Tennessee.

The said Megan Newman being now known as Megan Newman Kilzer.

The address of the herein described property is believed to be 5510 Country Club Dr., Unit 36, 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 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 Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that she is lawfully seized and possessed of said real estate; that she have a good right to convey the same; and that it is unencumbered except by lien of the 2017 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 30th day of March, 2017.

MEGAN NEWMAN KILZER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Megan Newman Kilzer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 30th day of March, 2017.



Notary Public

Benton Smith
Printed Notary Name

My commission expires: 1-8-19