Warranty Deed

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|**$170,000.00**
|X _____
|Affiant

|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|10th day of April, 2017.
|_____
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 9-11-17
| (AFFIX SEAL)

SUSAN FRENSLEY NEWTON
TENNESSEE NOTARY PUBLIC
My Comm. Exp. SEPTEMBER 11, 2017
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Haley and Jantson McAffrey 809 Stoner Mill Lane Hermitage, TN 37076	Franklin American Mtg. Co. 6100 Tower Circle Ste. 600 Franklin, TN 37067	076-05-0-136.00

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,

Bradford York and wife, Jenn York

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Haley McAffrey and Jantson McAffrey, wife and husband

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:

Being Lot No. 4 on the Plan of Stoner Mill, Section I, as of record in Plat Book 6900, Pages 824 and 825, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Bradford York and wife, Jenn York by deed from Daniel K. Berglund and wife, Julie L. Berglund dated December 16, 2005 of record in Instrument No. 20051220-0152546, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1) 2017 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as shown on Plat of record in Book 6900, Page 824-825, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 7733, Page 559, Register's Office for Davidson County, Tennessee
4) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **809 Stoner Mill Lane, Hermitage, TN 37076**
(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.

BILL GARRETT, Davidson County
Trans:T20170031081 DEEDWARR
Recvd: 04/13/17 08:42 2 pgs
Fees:13.00 Taxes:629.00
20170413-0036010

Witness our hand(s) this 10 day of April, 2017.

Bradford York

Jenn York

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Bradford York and Jenn York, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10 day of April, 2017.

NOTARY PUBLIC

My Commission Expires: 05/30/2018

ZACHARY K. WRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
LAWRENCE COUNTY

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076