ADDRESS NEW OWNERS and
SEND TAX BILLS:
BLAKE MOORE
613 Topeka Drive
Hermitage TN 37076

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
75 - 7 - 97

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, DONNIE L. GOODWIN, hereinafter called GRANTOR, has this day bargained and sold and by these presents transfers and conveys to BLAKE MOORE, hereinafter called GRANTEE, his heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, described as follows:

Being Lot No. 211 on the Map of Tulip Grove Subdivision, Section 4, as shown by plat of record in Plat Book 4175, Page 12, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Donnie L.Goodwin, unmarried by Quitclaim Deed, recorded on June 13, 2012 in Instrument No. 20120613-0051666, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 613 Topeka Drive, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEE, his heirs, successors and assigns, forever.

GRANTOR covenants with GRANTEE that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTOR further covenants and binds himself, his heirs, successors and assigns to warrant and defend the title to the said land to GRANTEE, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

BILL GARRETT, Davidson County
Trans:T20170036419 DEEDWARR
Recvd: 05/01/17 11:41 2 pgs
Fees:13.00 Taxes:740.00
20170501-0042445

Executed on this 27 day of April, 2017.

DONNIE L. GOODWIN

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, DONNIE L. GOODWIN , the within named bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 27 day of April, 2017.

NOTARY PUBLIC

My Commission Expires: 6/26/17

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $200,000.00.

AFFIANT

Subscribed to and sworn before me, this the 27 day of April, 2017.

NOTARY PUBLIC

My Commission Expires: 6/26/17

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

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