|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$269,900.00
|Beverly Mitchell
|Affiant

# Warranty Deed

|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|1st day of May, 2017. Zachary K Wright
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 05/30/2018
| (AFFIX SEAL)

ZACHARY K. WRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
LAWRENCE COUNTY

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 |
|---|---|---|
| Richard Person and Beverly Mitchell<br>156 Stoners Glen Court<br>Hermitage, TN 37076 | New Owner | 075.15-0A-156.00 CO |

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,

**Rejane de Jaeger, unmarried**

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

**Richard Person and Beverly Mitchell, husband and wife**

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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot/Unit. No. 156, on the Plan of First Revision, Phase Two, Stoner's Glen, of record in Instrument No. 20001208-0121075 and corrected in Instrument 20010117-0005055 and Instrument 20010109-0002802, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Rejane DeJaeger, unmarried by deed from Rudy C. Hoover, unmarried dated June 15, 2015 of record in Instrument Number 20150616-0057199, 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 Instrument Number 20001208-0121075; Surveyor's Certificate of Correction in Instrument Number 20010109-0002802 and Instrument Number 20010117-0005055, Register's Office for Davidson County, Tennessee.
3) Property is subject to Declaration of Covenants, Conditions, and Restrictions contained in Instrument Number 20000526-0052723; as amended in Instrument Number 20001215-0123565, Instrument Number 20020115-0006136, Instrument Number 20040115-0006286, and Instrument Number 20160829-0090242, Register's Office for Davidson County, Tennessee.
4) Property is subject to HOA Charter of record in Instrument Number 20000526-0052724; as amended in Instrument Number 20020116-0006779, said Register's Office.
5) Any and all restrictions, conditions, and easements of record.

This is improved property known as: **156 Stoners Glen Court, 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:T20170036946 DEEDWARR
Recvd: 05/02/17 11:50 2 pgs
Fees:13.00 Taxes:998.63
20170502-0043064

Witness my hand(s) this 1st day of May, 2017.

Rejane de Jaeger

Rejane de Jaeger

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Rejane de Jaeger, with whom I am personally acquainted, (or who 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, at office, this 1st day of May, 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