BILL GARRETT, Davidson County
Trans:T20170042349 DEEDWARR
Recvd: 05/18/17 11:06 2 pgs
Fees:13.00 Taxes:758.50
20170518-0049370

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $205,000.00.

Affiant

Subscribed and sworn to before me, this 15th day of May, 2017.

Notary Public

My commission expires:

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2020

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
4025 Hillsboro Pike, Suite 601, Nashville, TN 37215

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Julie K. Warren	new owner	**097-02-0A-229.00-CO**
3912 Hoggett Ford Road		
Hermitage, TN 37076		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Michael Boshers, unmarried

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Julie K. Warren, an unmarried woman

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in County, Tennessee, described as follows, to-wit:

BEING Lot No. 229 on the Plan of Final Plat, Villages of Riverwood, Section One, Phase 3B, Revision One of record in Plat at Instrument No. 20120502-0037433, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Michael Boshers, unmarried, by Warranty Deed from Beazer Homes Corp., a Tennessee Corporation, of record as Instrument No. 20130711-0071730 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 3912 Hoggett Ford Road, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on Plan of Final Plat, Villages of Riverwood, Section One, Phase 3B, Revision One of record in Plat at Instrument No. 20120502-0037433, of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 15th day of May, 2017.

Michael Boshers

Michael Boshers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

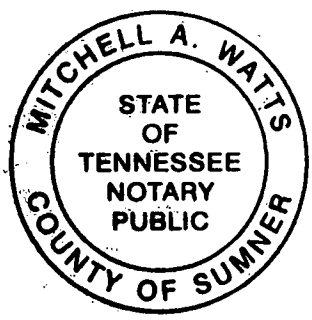
Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Michael Boshers, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 15th day of May, 2017.

Mitchell A Watts

Notary Public

My Commission Expires: 8.21.17



SolomonParks File No. 317102