WARRANTY DEED

BMR17-2021

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $349,900.00

Affiant

Subscribed and sworn to before me, this 15th DAY OF May, 2017.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

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

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amanda Michelle Graham	new owner (NAME)	
2021 Sherbrooke Ln (ADDRESS)	(ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	180-04-0A-034.00-CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we WESLEY M. PLUNK AND EMILY B. PLUNK, HUSBAND AND WIFE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto AMANDA GRAHAM AND JOEL TAYLOR, BOTH UNMARRIED, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 158 on the Plan of Section One, Highland Creek, RS10 Subdivision w/Cluster Lot Option of record in Plat Book 9700, Page (s) 959 and 960, 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 Wesley M. Plunk and Emily B. Plunk, husband and wife by Warranty deed from Christopher D. Buckley and wife, Natalie H. Buckley, as tenants by the entirety of record in Instrument No. 20140203-0009543 Register's Office for Davidson County, Tennessee, dated January 31, 2014 and recorded on February 03, 2014.

This conveyance is subject to A) property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Instruments of record in Plat Book 9700, Page (s) 959 and 960, Book 11568, Page 311, Instrument No. 20000413-0037474, Book 11568, Page 301, Instrument No. 20031014-0151693, Book 5266, Page 40, Book 11338, Page 738, Book 10316, Page 569, Book 10419, Page 470, Book 10419, Page 504, Book 10419, Page 516, Book 10569, Page 732; Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2021 Sherbrooke Ln, Nashville, Tennessee 37211
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Witness my/our hand(s) this 15th day of May, 2017.

Wesley M. Plunk

Emily B. Plunk

BILL GARRETT, Davidson County
Trans: T20170042351 DEEDWARR
Recvd: 05/18/17 11:10 2 pgs
Fees: 13.00 Taxes: 1294.63
20170518-0049377

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Williamson DLC

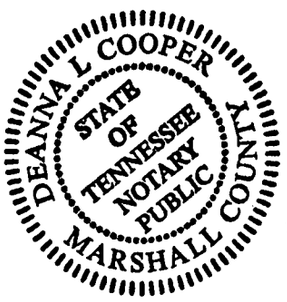
On this the 15th day of May, 2017, before me personally appeared Wesley M. Plunk and Emily B. Plunk, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

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

Deanna L Cooper
Notary Public

My Commission Expires: 5/13/2020

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton
Franklin, TN 37067
Phone: (615)599-9959