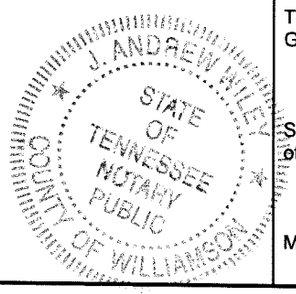
Davidson County	DEEDWARR
Recvd: 05/26/17 14:21	3 pgs
Fees:18.00 Taxes:514.30	
20170526-0052855	

WARRANTY DEED



State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,000.00

Precious Bond
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of May, 2017

Notary Public

MY COMMISSION EXPIRES: DEC 27 2017
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Precious Bond	United Wholesale Mortgage	163160a36700co
(NAME)	(NAME)	
1405 Pleasant Ridge Rd.	1414 East Maple Rd	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Troy MI 48083	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Sandra Weaver and Thomas Weaver, wife and husband,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Precious Bond,** a single woman, 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 Unit No. 367 on the Final Plat of Phase 3-B, Provincetown, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20080812-0082993, Exhibit "A" to the Supplemental Declarations, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Sandra K. Johnson, a married woman, by deed of record in Instrument No. 20100913-0072540, Register's Office for Davidson County, Tennessee. Sandra K. Johnson now known as Sandra Weaver.

This conveyance is subject to any and all existing restrictions and easements of record.

Thomas Weaver joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property.

unimproved ☐

This is improved ☑ property, known as 1405 Pleasant Ridge Rd., Antioch, TN 37013
(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.

Witness my/our hands this 23rd day of May, 2017.

Sandra K. Weaver
Sandra K. Weaver

Thomas Weaver
Thomas Weaver

State of Tennessee
County of ~~Davidson~~ Wilson

Personally appeared before me Sandra K. Weaver and Thomas Weaver, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and ~~seal this~~ 23rd day of May, 2017.

KRYSTN T. BURRELL
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 06-01-2019

Notary Public
My Commission Expires: _____

File No.: 12073

True Copy Certification

I, Kristen Traini, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Sumner

Personally appeared before me, Darlene K. Suhrbier, a notary public for this county and state, Kristen Traini who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-27-19
Notary' Seal (if on paper)

DARLENE K. SUHRBIER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY