WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20170050353 DEEDWARR
Recvd: 06/13/17 10:20 2 pgs
Fees: 13.00 Taxes: 203.30

20170613-0059165

State of Tennessee
County of ~~Williamson~~ Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,945.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of June, 2017

Notary Public

MY COMMISSION EXPIRES: 5/20/18

(AFFIX SEAL)

TAMMY MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

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
Michael Mercer (NAME)	New Owner (NAME)	
815 Sylvania Drive (ADDRESS)	2731 Bullock Ave (ADDRESS)	42-2-4
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Nashville TN 37207 (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, I, **Martha J. Rebman, Trustee of The Donald L. Rebman and/or Martha J. Rebman Revocable Living Trust**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Micheal Christopher Mercer, unmarried**, 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:

Land in Davidson County, Tennessee, being Lot No. 41 on the Resubdivision of Lots 27, 28, 29, 32, 33, 41, 42 and 43 Ozark Hills Subdivision of record in Plat Book 4300, page 57, Register of Deed's Office for Davidson County, Tennessee, to which reference is hereby made for a more comprehensive legal description.

Being the same property conveyed to The Donald L. Rebman and/or Martha J. Rebman Revocable Living Trust, through Donald L. Rebman and Martha J. Rebman, by deed of record in Instrument No. 20031230-0184159, Register's Office for Davidson County, Tennessee.

The said Donald L. Rebman having since died.

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

unimproved ☑

This is improved ☐ property, known as 815 Sylvania Drive, Nashville, TN 37207
(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.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Witness my/our hands this 9th day of June, 2017.

The Donald L. Rebman and/or Martha J. Rebman
Revocable Living Trust

Martha J. Rebman

Martha J. Rebman, Trustee

State of ~~Tennessee~~ Alabama
County of ~~Williamson~~ Talladega

Personally appeared before me, a notary public in and for the state and county aforementioned, Martha J. Rebman, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be Trustee of The Donald L. Rebman and/or Martha J. Rebman Revocable Living Trust and that she as such Trustee executed the foregoing instrument for purposes therein contained, by signing the name of the entity by herself as Trustee.

WITNESS my hand and seal this 9th day of June, 2017.

Laura Businelle

Notary Public Laura Businelle
My Commission Expires: 10/5/20

File No.: 11430

LAURA BUSINELLE
My Commission Expires
October 5, 2020

LAURA BUSINELLE NOTARY PUBLIC STATE AT LARGE ALABAMA