RECORD AND RETURN
Tennessee Title Services
101 Springhouse Ct S-202
Hendersonville, TN 37075

WARRANTY DEED

KIM GILLESPIE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $300,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 15TH DAY OF JUNE, 2017.

NOTARY PUBLIC

MY COMMISSION EXPIRES 9.22.20

THIS INSTRUMENT PREPARED BY
Compass Land Title, LLC, 278 Franklin Road, Ste. 190, Brentwood, TN 37027
file # 17-3538B

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Michael Antonio Centi and Lindsay Rae Centi	Movement Mortgage, LLC	044-15-0-174.00
907 Cleves Street	8024 Calvin Hall Road	
Old Hickory, TN 37138	Indian Land, SC 29707	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

DOROTHY BYE, INDIVIDUALLY AND AS ADMINISTRATRIX OF THE ESTATE OF ANTHONY L. SMITH

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

MICHAEL ANTONIO CENTI AND WIFE, LINDSAY RAE CENTI

HEREINAFTER CALLED THE GRANTEE(S), 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. 243 on the Plan of Section A, Village of Old Hickory of record in Plat Book 1424, Page 68, 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 Anthony L. Smith, an unmarried man by Warranty deed from Bobby J. Williams and wife, Gayle D. Williams of record in Instrument No. 20121217-0116031 Register's Office for Davidson County, Tennessee, Anthony L. Smith, having died on November 3, 2016, his interest in said property being vested in his heir at law by intestate succession, Dorothy Bye, as of record in Petition for Administration of record at Docket No. 17P210 Tenth Circuit Court for Davidson County, Tennessee Probate Division.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2017 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON, TENNESSEE.

This is property known as 907 Cleves Street, Old Hickory, TN 37138

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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:T20170053242 DEEDWARR
Recvd: 06/21/17 14:17 2 pgs
Fees:13.00 Taxes:1110.00
20170621-0062587

Witness my hand on the 15th day of June, 2017.

Dorothy Bye

Dorothy Bye, Administratrix of the Estate of Anthony L. Smith

Dorothy Bye

Dorothy Bye

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, DOROTHY BYE, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

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

Notary Public

J. Carlton Drumwright State of Tennessee Notary Public Williamson County

My Commission Expires: 10/2/17

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Dorothy Bye, Administratrix of the Estate of Anthony L. Smith, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes contained therein.

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

Notary Public

My Commission Expires: 10/2/17

J. Carlton Drumwright State of Tennessee Notary Public Williamson County

File #: 17-3538B

RECORD & RETURN TO:

COMPASS LAND TITLE, LLC

278 Franklin Road, Ste. 190

Brentwood, TN 37027