Davidson County DEEDWARR
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Fees:13.00 Taxes:636.40
**20170622-0062918**

# WARRANTY DEED

JORDAN T. MYERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires January 6, 2020

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $172,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 21ST DAY OF JUNE, 2017,

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Foundation Title and Escrow Franklin , 9175 Carothers Parkway, Ste. 105, Franklin, TN 37067

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NO(S). |
|---|---|---|
| James Grant Haag and James Michael Haag | F&M Bank | 173 05 0A 107.00 |
| (NAME) | (NAME) | |
| 1950 Shaylin Loop | PO Box 451 | |
| (ADDRESS) | (ADDRESS) | |
| Antioch, TN 37013 | Clarksville, TN 37041 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of One Hundred Seventy-Two Thousand And No/100 Dollars ($172,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Danielle DiCorpo, an unmarried woman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **James Grant Haag, a married man James Michael Haag, a married manJames Grant Haag, a married man, and James Michael Haag, a married man, joint tenants**, 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 being all of Lot No. 107 (One Hundred Seven) on the Plan of Barnes Crossing, a Planned Unit Development, as shown by Master Deed of record in Instrument Number 20050721-0084791, recorded in Instrument Number 20050805-0092480, and amended of record in Instrument Number 20051114-0136938, of said Register's Office, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to Clare R. Wilson, unmarried by Warranty Deed from Ole South Properties, Inc., a Tennessee Corporation dated December 29, 2006 and recorded January 5, 2007 as Instrument No. 20070105-0001925, in said Register's Office for Davidson County, Tennessee.

Further, being the same property conveyed to Danielle Dicorpo, unmarried woman by Warranty Deed from Clare R. Wilson, unmarried woman dated June 15, 2016 and recorded June 28, 2016 as Instrument No. 20160628-0065887, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 1950 Shaylin Loop, Antioch, TN 37013

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, has 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 our hands this 21st day of June, 2017

File Number: FRN-173389FC

Danielle DiCorpo

STATE OF TENNESSEE

COUNTY OF Williamson

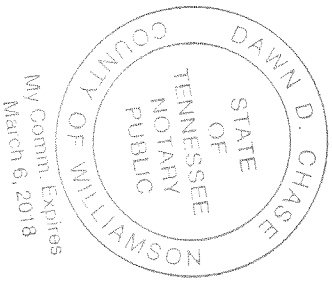
Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Danielle DiCorpo, an unmarried woman, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 21st of June, 2017.

Notary Public

My Commission Expires:

(SEAL)




**True Copy Certification**

I, Penny Y. Ray, 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 Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray 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: 3/6/19
Notary' Seal (if on paper)




File Number: FRN-173389FC