Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #17-1147

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Shae Acopian Detar, a married woman, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Kari Hoffman, Single Woman, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being Lot No. 82 on the Plan of West Meade Park, Inc, Section 4, as of record in Book 3300, pages 68 & 69, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed Shae Acopian Detar, a married woman by deed from James R. McFerrin, unmarried, dated January 3, 2014, of record in Instrument No. 201401016-0000952, Register's Office for Davidson County, Tennessee.

Shae Acopian Detar is married to Brett Detar and he joins in this conveyance to convey any all marital interest in the subject property.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 6612 Chatsworth Place, Nashville, TN 37205.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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:T20170058542 DEEDWARR
Recvd: 07/10/17 10:39 2 pgs
Fees:13.00 Taxes:2405.00
20170710-0068906

WITNESS THE EXECUTION HEREOF this 5th day of July, 2017.

Shae Acopian Detar

Brett Detar

State of PA
County of Northampton

NOTARIAL SEAL
SANDRA J. FULMER, Notary Public
PALMER TWP., NORTHAMPTON COUNTY
My Commission Expires Sept. 8, 2017

On this 5th day of July, 2017, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Shae Acopian Detar and Brett Detar, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Sandra J. Fulmer
Notary Public

My Commission Expires: 9-8-17

SANDRA J. FULMER NOTARY PUBLIC COMMONWEALTH OF PENNSYLVANIA

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 650,000.00.

Jennifer Miller
Affiant

Sworn and subscribed before me on this the 6th day of July, 2017.

Tracey Perry
Notary Public

My Commission Expires: 1-8-19

TRACEY PERRY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Kari Hoffman 6612 Chatsworth Place Nashville, TN 37205	NEW OWNER	129-10-0-022.00