Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20170066342 DEEDWARR
Recvd: 08/02/17 10:53 2 pgs
Fees:13.00 Taxes:795.50
20170802-0078542

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $215,000.00.

Affiant

Subscribed and sworn to before me this 28th day of July, 2017.

Notary Public
My commission expires:

MELODY WEATHERS
STATE OF TENNESSEE NOTARY PUBLIC
COMM. EXP. 07-06-2020
DAVIDSON COUNTY

06-1707-76759

Address of New Owner:	Send Tax Bills to:	Tax Information:
Jaclyn Moran 1645 Aaronwood Dr Nashville TN 37138	Jaclyn Moran 1645 Aaronwood Dr Nashville TN 37138	063-16-0-B-036.00 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Judy A. Goins, a single woman**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Jaclyn Moran, an unmarried woman**, hereinafter called the Grantees, their successors 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. 127, on the Plan of Plan of Hampton Park (formerly Chitwood Downs), of record in Book 6900, Pages 550, 551, and 552, as corrected by Certificate of Correction of record in Book 7462, Page 445, and Amendment to Change Name of record in Book 8181, Page 112, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Judy A. Goins, a single woman by deed from Marcus A. Clevinger and wife, Brandi Clevinger, dated November 27, 2012, recorded November 29, 2012, of record in Instrument No. 20121129-0109518, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1645 Aaronwood Dr, Nashville, 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, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 28 day of July, 2017.

Judy A. Goins

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Judy A. Goins**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 28 day of July, 2017.

Notary Public
State of Tennessee at Large

My Commission expires:

CHERI D BAYER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 12-20-2020