Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $198,500.00

Affiant

Subscribed and sworn to before me, this 17th day of August, 2017

Notary Public
My commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Address of New Owner:	Send Tax Bills to:	Tax Information
The Hewlett Court Trust	Hewlett Court Trust	133-07-0-027.00
3606 Hewlett Court	P.O. Box 160772	
Nashville, TN 37211	Nashville, TN 37216	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **FRANK WILLIAMS, DIANE HUBBS AND ABBIE GLOVER, EXECUTORS OF THE ESTATE OF HAZEL W. THORNTON,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Triston Jacobs Trustee of The Hewlett Court Trust,** 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:

Land in Davidson County, Tennessee, being Lot(s) 17, as shown on the map entitled Parma-Heights, Section Three, of record in Plat Book 2330, Page 60, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to HAZEL W. THORNTON, by deed from HAZEL W. THORNTON, EXECUTRIX, of record in Instrument No. 20060522-0059493, dated April 24, 2006, said Register's Office. HAZEL W. THORNTON having since died testate on or about April 20, 2017. Pursuant to the Last Will and Testament of HAZEL W. THORNTON, in The Seventh Circuit (Probate Division) Clerk's Office for Davidson County, Tennessee, Docket No. 17P-971, said property was devised to THE ESTATE OF HAZEL W. THORNTON .

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 3606 Hewlett Court, Nashville, TN 37211

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

BILL GARRETT, Davidson County
Trans:T20170071892 DEEDWARR
Recvd: 08/18/17 11:24 2 pgs
Fees:13.00 Taxes:734.45
20170818-0085061

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 the 17th day of August, 2017.

Hazel W. Thornton Estate

By: Frank Williams Co-Exec
Frank Williams Co-Executor

By: Diane Hubbs Co-Exec
Diane Hubbs Co-Executor

By: Abbie Glover Co-Exec
Abbie Glover Co-Executor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **FRANK WILLIAMS, DIANE HUBBS AND ABBIE GLOVER, EXECUTORS OF THE ESTATE OF HAZEL W. THORNTON,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 17th day of August, 2017.

Notary Public

My Commission expires: 1-24-21

FILE NO: 2017075405

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD