BILL GARRETT, Davidson County
Trans:T20170077344 DEEDWARR
Recvd: 09/05/17 10:27 2 pgs
Fees:13.00 Taxes:703.00
20170905-0090836

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $190,000.00

Haley Kristin Weathers
Affiant

Subscribed and sworn to before me, this 31st day of August, 2017.

DEAN ROBIN
NOTARY PUBLIC OF TENNESSEE
WILSON COUNTY

Notary Public

My commission expires: 1.7.20

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Haley Kristin Weathers	Southern Bank of TN	**052130B16100CO**
3013 Penn Meade Way	1499 N Mt Juliet Rd	
Nashville, TN 37214	Mt Juliet, TN 37122	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES. AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Angelinda C. Betts, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Haley Kristin Weathers, an unmarried woman

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, Tennessee, being Lot No. 199 on the Condominiums Site of River Glen, a Planned Unit Development, Phase IV, Section 2 as shown on Plat of record in Book 9700, page 858, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Angelinda C. Morin, unmarried, by Warranty Deed from Terry W. Walker and wife, Ashley Nicole Walker, dated August 24, 2013, of record in Instrument No. 20131015-0107575, Register's Office for Davidson County, Tennessee.Angelinda C. Morin has since married and is now known as Angelinda C. Betts. Michael Betts joins in this conveyance to transfer any and all interest he may have in the property whether marital or otherwise.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

All matters as shown on the plat of record in Plat Book 9700, page 858, Register's Office for Davidson County, TN, including any and all revisions, corrections and/or amendments thereto of record.

Easements of record in Book 7061, page 172, Book 7061, page 196, said Register's Office.

HOA Charter of record in Book 8069, page 158, said Register's Office.

Dedication and Conveyance of Open Space of record in Instrument No. 20041217-0150273, said Register's Office.

Master Deed and By-Laws of River Glen of record in Book 7566, page 571, amended in Instrument No. 20040915-0111299, said Register's Office.

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (_____) property known as 3013 Penn Meade Way, Nashville, TN 37214.

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, 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.

Witness my/our hand(s) this 31st day of August, 2017.

Angelinda C. Betts

Angelinda C. Betts

Michael Betts

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Angelinda C. Betts and Michael Betts, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of August, 2017.

Debra Paulsson

NOTARY PUBLIC

My Commission Expires: 11-30-2020

DEBRA PAULSSON
TENNESSEE NOTARY PUBLIC
My Comm Exp. November 30, 2020
COUNTY OF SUMNER