Bill Garrett Davidson County
Batch# 834 DEEDWARR
09/14/2017 11:38:30 AM 3 pgs
Fees: $18.00 Taxes: $686.35
20170914-0094002

Prepared By & Return To:
Lakeside Title & Escrow
854 Wren Road
Goodlettsville, TN 37072
17-1551TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 185,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6th day of September, 2017.

Notary Public

Commission Expiration: 3-31-2020

RITA B. MITCHELL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TENN.

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Robert M. Avila and Monique Avila 3017 High Rigger Drive Nashville, TN 37217	**SAME AS NEW OWNER.**	150 02 0 335.00

WARRANTY DEED

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 ACKNOWLEDGED, WE, **Bobbie Harris f/k/a Bobbie Ann Oglesby and husband, Billy Ray Harris,** HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robert M. Avila and Monique Avila, husband and wife** 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:

Property known as 3017 High Rigger Drive, Nashville, TN 37217, County of Davidson to wit:

Land in Davidson County, Tennessee, being Lot No. 123 on the Plan of Harborgate, Revised Section Two, as shown on the Plat of record in Book 6250, Page 33, Register's Offic 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 Bobbie Ann Oglesby, an unmarried person, by deed from Leader Federal Bank for Savings dated 12/13/1991 filed and recorded 12/16/1991 of record in Book 8508 , Page 972 , said Register's Office.

The said Bobbie Ann Oglesby is now known as Bobbie Harris and married to Billy Ray Harris.

Tax Map and Parcel ID is as follows 150 02 0 335.00

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

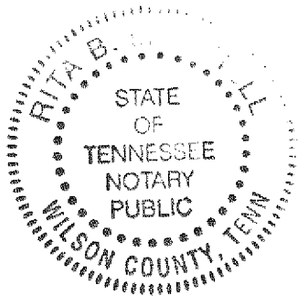
This is improved property known as: 3017 High Rigger Drive, Nashville, TN 37217

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 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 my hand this 6th day of September, 2017.

Bobbie Harris

Billy Ray Harris



STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6th day of September, 2017, before me personally appeared **Bobbie Harris f/k/a Bobbie Ann Oglesby and husband, Billy Ray Harris**, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 6th day of September, 2017.

Notary Public

Commission Expiration: 3-31-2020

True Copy Certification

I, **Carrie Porter**, 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 here with and that this is a true and correct copy of the original document executed and authenticated according to law.

Carrie Porter

Carrie Porter

State of **Tennessee**
County of **Davidson**

Personally appeared before me, **Rita B Mitchell**, a notary public for this county and state, **Carrie Porter** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rita B Mitchell

Rita B Mitchell

My Commission Expires: **3/31/2020**

RITA B. MITCHELL
SEAL STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TENN.