Bill Garrett Davidson County
Batch# 6459 DEEDWARR
10/02/2017 01:51:56 PM 2 pgs
Fees: $13.00 Taxes: $381.10
20171002-0100649

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $~~$103,000.00~~
Pamela D Stover
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF September, 2017.
NOTARY PUBLIC:
MY COMMISSION EXPIRES: 2.25.19
(AFFIX SEAL)

JAMES C SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Athens Title & Escrow LLC, 5115 Maryland Way Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP 162
Pamela D. Stover	SWBC	GROUP 09 0C
713 Apple Court	9311 San Pedro, Suite 100	PARCEL 715.00 CO
Nashville, Tennessee 37211	San Antonio, TX 78216	

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,

Eric Sox, a married man
and
George Brandt, a married man,
1/2 undivided interest each

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Pamela D. Stover, unmarried

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 Unit No. B located on Lot No. 20 on the Plan of Cedarwood Condominiums, Phase III (Revised), of record in Plat Book 5200, page 349, Register's Office for Davidson County, Tennessee, to which plat reference is made for a more complete description.

Being the same property conveyed to Eric Sox, a married man and George Brandt, a married man, 1/2 undivided interest each by deed from Wilson & Associates, PLLC, Successor Trustee dated February 21, 2017 and recorded in Instrument No. 20170228-0019814 said Register's Office.

This being investment property only, having never been the personal residence of the grantor at anytime, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower, or other marital rights or interests as contemplated by T.C.A. 260-2-307 or other similar statute therein.

This conveyance is made subject to the following:
1) 2017 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.

This is improved property known as **713 Apple Court, Nashville, Tennessee 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 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 and official seal at office this 29th day of September, 2017.

Eric Sox

George Brandt

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Eric Sox, and George Brandt, with whom I am personally acquainted, (or who 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 29th day of September, 2017.

NOTARY PUBLIC

My Commission Expires: February 25, 2019

JAMES C SMITH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

PLEASE RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027