Bill Garrett Davidson County
Batch# 7060 DEEDWARR
10/03/2017 11:27:02 AM 2 pgs
Fees: $13.00 Taxes: $773.30

20171003-0101192

ADDRESS NEW OWNERS and
SEND TAX BILLS:
DANA ANNETTE MITCHELL and
DEBORAH JOHNSON MITCHELL
129 Cambridge Ct
Goodlettsville TN 37072

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
26 - 7 - 138

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, STEFAN R. BURNHAM and wife, KRISTI M. BURNHAM, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to DANA ANNETTE MITCHELL & single woman and DEBORAH JOHNSON MITCHELL, & single woman hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

> Land in Davidson County, Tennessee, being Lot No. 216 on the Plan of Windsor Green, Phase II, Section 1, of record in Book 6250, Page 988 said Register's Office.
>
> Said Lot No. 216 fronts 67.97 feet on the westerly margin of Cambridge Court and extends back 136.85 feet on the southerly line and 124.20 feet on the northerly line to a dead line in the rear measuring 80.94 feet thereon.
>
> Being the same property conveyed to Stefan R. Burnham and wife, Kristi M. Burnham by Warranty Deed from Grady L. Bryant, Jr. as Conservator for Pauline Bryant Stewart and Administrator of the estate of Dillard R. Stewart, recorded on June 17, 2003 in Instrument No. 20030617-0083342, Register's Office for Davidson County, Tennessee.
>
> Subject to all matters shown on the above referenced plat and to restrictions of record.
>
> This is improved property known as 129 Cambridge Court, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

9628

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Executed on this 29 day of September, 2017.

STEFAN R. BURNHAM

KRISTI M. BURNHAM

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, STEFAN R. BURNHAM and wife, KRISTI M. BURNHAM, the within named bargainors 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 at office this 29 day of September, 2017.

NOTARY PUBLIC

My Commission Expires: 4-19-21

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $209,000.00.

AFFIANT

Subscribed to and sworn before me, this the 29 day of September, 2017.

NOTARY PUBLIC

My Commission Expires: 4.19.21

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

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