Bill Garrett Davidson County
Batch# 7534 DEEDWARR
10/03/2017 12:10:30 PM 5 pgs
Fees: $28.00 Taxes: $3,144.63
20171003-0101244

After Recording, Please Return To:
First Title and Escrow, Inc.
3811 Bedford Avenue, Suite 205
Nashville, TN 37215

33891

Prepared By:
Lawrence F. Hatten, III
First National Financial Title Services, LLC
6880 Cobblestone Blvd, Suite 2
Southaven, MS 38672

Please send Tax Notice to:
NEW OWNER

Address of New Owner:
Anne Aaron-Lyle
4206 Wyoming Ave
Nashville, TN 37209

WARRANTY DEED

THIS INDENTURE, Made this by and between **Thomas Matthew Harmon and wife, Lana H. Harmon**, as party or parties of the first part, hereinafter called GRANTOR and **Anne Aaron-Lyle, unmarried** as party or parties of the second part, hereinafter called GRANTEE (the words, Grantor and Grantee, to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor for and in consideration of the sum of Ten Dollars ($10.00) in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, convey and confirm unto the said Grantee, the following described property:

For APN/Parcel ID(s): 10304047800

Land in Davidson County, Tennessee, being Lot No. 107 of Block 6 on the Plan of Charlotte Park Company's First Addition to Nashville, as shown on Plat of record in Book 57, Page 103, in the Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Thomas Matthew Harmon and Lana H. Harmon by Warranty Deed from David L. Magaram and wife, Teresa R. Magaram, dated April 23, 2014, recorded May 6, 2014, in Instrument 20140506-0038551, in the for Davidson County, Tennessee.

Being property known as 4206 Wyoming Ave, Nashville, TN 37209.

TO HAVE AND TO HOLD, the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behalf of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Thomas Matthew Harmon

STATE OF Louisiana

COUNTY OF East Baton Rouge

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Thomas Matthew Harmon, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and who acknowledged that he/she/they executed the same as his/her/their free act and deed.

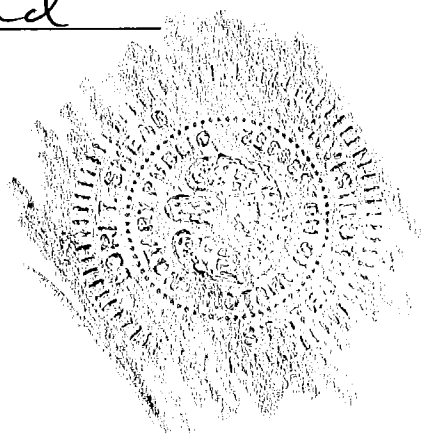
Witness my hand and Notorial Seal at office this 13 day of September, 2017.

Notary Public

My Commission Expires:

upon my death

LORI T SNEAD #136352
PARISH OF EAST BATON ROUGE
MY COMMISSION IF FOR LIFE



IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Lana H. Harmon

Lana H. Harmon

STATE OF Tennessee

COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Lana H. Harmon, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and who acknowledged that he/she/they executed the same as his/her/their free act and deed.

Witness my hand and Notorial Seal at office this 29 day of September, 2017.

Notary Public

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017

My Commission Expires:

11/6/17

OATH OF VALUE

STATE OF Tennessee

COUNTY OF Davidson

I, or we hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 849,900.00.

Signature

Lana Harmon

Print Name

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

Notary Public

Commission Expires

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017

True Copy Certification

I, KELLY E. COX, 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 herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, STACY L. THOMAS, a notary public for this county and state, KELLY E. COX, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires: _____
Notary Seal:

