RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN179535

Bill Garrett Davidson County
Batch# 13956 DEEDWARR
10/16/2017 10:16:37 AM 2 pgs
Fees: $13.00 Taxes: $795.50

20171016-0105645

WARRANTY DEED

JAMIE C. POLK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $215,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th day of October, 2017.

NOTARY PUBLIC

My commission expires: 3/10/19

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth P. Eagleton Jr and Rejane F. Eagleton 551 Griffin Circle Hermitage , TN 37076	Regions Bank d/b/a Regions Mortgage Dept. 2520, P.O. Box 2153 Birmingham, AL 35287-2520	064 16 0E 054.00CO

FOR AND IN CONSIDERATION of the sum of Two Hundred Fifteen Thousand and 00/100 Dollars ($215,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **NATHANAEL G. SAYLOR AND JENNIFER L. SAYLOR, HUSBAND AND WIFE**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **KENNETH P. EAGLETON Jr. AND WIFE, REJANE F. EAGLETON**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being all of Unit No. 54, in Building 15, The Townhomes of Truxton Village, Horizontal Property Regime, filed as Exhibit "A-1" to and established by the Declaration of Covenants, Conditions and Restrictions of record in Instrument 200610250132473, as amended of record in Instrument 200611060137656 and 200711050130490, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas / elements appurtenant to said Unit as set forth in the Declaration of Covenants, Conditions and Restrictions, reference to which is hereby made for a more complete and detailed description of the Unit and the Condominium, the rights and obligations of the Declarant and the Unit Owners, and the By-Laws of the Association of Owners.

Being the same property conveyed to Nathanael G. Saylor and Jennifer L. Saylor, husband and wife, by Warranty Deed from Alison R, Kress, unmarried, dated 4/28/2017, recorded 5/3/2017, of record in Instrument #20170503-0043434, in the Register's Office for Davidson County, Tennessee. Being the same property previously conveyed to Alison R, Kress, unmarried by deed dated 11/4/2014, of record in Instrument 20141110-0103557, said Register's Office.

The address of the herein described property is believed to be 551 Griffin Circle, Hermitage , TN 37076, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2017 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 13th day of October, 2017.

NATHANAEL G. SAYLOR

JENNIFER L. SAYLOR

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Wilson

Personally appeared before me, a Notary Public, Nathanael G. Saylor and wife, Jennifer L. Saylor, 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 and seal, this the 13th day of October, 2017.

JENNIFER GENTRY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Notary Public

Jennifer Gentry
Printed Notary Name

My commission expires: 4/9/2020