This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive, Suite 307
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Bill Garrett Davidson County
Batch# 22982 DEEDWARR
11/07/2017 08:42:30 AM 3 pgs
Fees: $18.00 Taxes: $814.00
20171107-0114218

State of Tennessee}
County of Davidson}

The actual consideration or value, whichever is greater for this transfer is: $ 220,000.00

M. Jane Hunt Redmond
Affiant Signature

Subscribed and sworn to before me on this the 1st day of November, 2017.

Notary Public

My Commission expires 6/19/21

TONYA GREER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

NAME AND ADDRESS OF PROPERTY OWNER:
Nancy Redmond
Shpendi Lamaj
5332 Fredericksburg Way West
Brentwood, Tennessee 37027-4791
SEND TAX BILLS TO:
New Owner
MAP AND PARCEL NUMBER: Tax ID #: 171030A13200C0

WARRANTY DEED

17NT00530

Effective the 1st day of November, 2017 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

M. JANE HUNT REDMOND

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

NANCY REDMOND AND SHPENDI LAMAJ, HUSBAND AND WIFE

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 107 on the Plan of Section 6-B, Fredericksburg, as amended by the Plan of Fredericksburg, Section 6-B, Revision One to Lot 107 of record in Book 8250, Page 819, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to M. Jane Hunt Redmond, by Quit Claim Deed from M. Jane Hunt Redmond, Trustee of the Family Trust u/w of Barron C. Redmond dated April 30, 1997, dated 04/19/2004 and recorded 04/27/2004 at Document No. 20040427-0047573 Register's Office for Davidson County, TN.

This is an improved property commonly known as 5332 Fredericksburg Way W, Brentwood, TN 37027.

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. We do covenant with 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, expect for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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 our hands this the 1st day of November, 2017

M. Jane Hunt Redmond

M. Jane Hunt Redmond

State of Tennessee
County of ~~Davidson~~ Williamson

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, M. Jane Hunt Redmond, the within named bargainer with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that such person executed the within instrument for the purposes therein contained. Witness my hand and official seal at office, this the 1st day of November, 2017

Tonya Greer

Notary Public

My commission expires: 6-19-21

TONYA GREER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

201711070114218

Certificate of Authenticity

I, Edward A. Cooper, 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.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Jacqueline G. Brown, a notary public for this county and state, Edward A. Cooper 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: 11-5-12

Notary's Seal (if on paper)

JACQUELINE G. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY