Bill Garrett Davidson County
Batch# 33093 DEEDWARR
12/04/2017 04:10:30 PM 2 pgs
Fees: $13.00 Taxes: $1,145.15
20171204-0123630

Prepared by:
Realty Title & Escrow Company, Inc.
1118 Nashville Highway, Suite 150
Columbia, TN 38401

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $309,500.00.

Tanna Park
Affiant

Subscribed and sworn to before me, this 29th **day of** November, **2017.**

Notary Public
My commission expires: 7.17.24

DAVID R. A. ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

10-1710-103646

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Tanna Matthews	Movement Mortgage, LLC	164-10-0-A-281.00
3401 Bent Wood Cove	8024 Calvin Hall Rd	
Antioch TN 37013	Indian Land, SC 29707	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Joseph B. Watson, unmarried man**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Tanna Matthews and Jason Dean Matthews, wife and husband**, hereinafter called the Grantees, their successors 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 Lot No. 392, on the Plan of Village Seven, Summerfield Subdivision, of record in Instrument No. 20041130-0142175, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Joseph B. Watson, an unmarried person by deed from Capitol Homes, Inc., a Tennessee Corporation, dated September 30, 2005, recorded October 7, 2005, of record in Instrument No. 20051007-0121573, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3401 Bent Wood Cove, Antioch, TN 37013.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 this 28th day of November, 2017.

Joseph B. Watson

Joseph B. Watson

Indiana
STATE OF ~~TENNESSEE~~
COUNTY OF ~~MAURY~~
Allen

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Joseph B. Watson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in ~~Columbia~~ Fort Wayne IN, ~~TN~~, this 28th day of November, 2017.

Angela M Comment

State of ~~Tennessee~~ Indiana at Large

My Commission expires:

NOTARY PUBLIC SEAL INDIANA

ANGELA M. COMMENT, Notary Public
Adams County, State of Indiana
My Commission Expires December 18, 2018

True Copy Certification

I, Penny Y. Ray, 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.

Penny Y. Ray
Signature

State of Tennessee

County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray 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: 3/6/19
Notary' Seal (If on paper)

PATRICIA HAGGARD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-06-2019