WARRANTY DEED

HILARY MOHSENZADEH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2018

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $228,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of December, 2017

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Augustine A. Okooboh	Southeast Financial Credit Union	02606008600
(NAME)	(NAME)	
110 Oxford Ct.	220 S. Royal Oaks Blvd.	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Franklin, TN 37064	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Bill Garrett Davidson County
Batch# 37324 **DEEDWARR**
12/15/2017 10:43:13 AM 2 pgs
Fees: $13.00 Taxes: $843.60

20171215-0127907

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Lea Dianne Strickland, a single woman,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Augustine A. Okooboh, single man,** hereinafter called the GRANTEES, their heirs 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. 267 on the plan of Windsor Green, Phase II, Section II, of record in Book 6900, Page 549, amended in Book 7649, Page 288, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lea Dianne Strickland, a single woman, by Warranty Deed from Christopher Bowen, of record in Instrument No. 20140529-0046269, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 110 Oxford Ct., Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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/our hands this 12th day of December, 2017.

Lea Dianne Strickland

State of MICHIGAN
County of ALLEGAN

Personally appeared before me Lea Dianne Strickland, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 12 day of December, 2017.

Notary Public
My Commission Expires: 02/13/2021

ROBERT T ZAPOLNIK
Notary Public, State of Michigan
County of Allegan
My Commission Expires 02-13-2021
Acting In the County of ALLEGAN

File No.: 12753