WARRANTY DEED

PATTI ROBITAILLE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires May 22, 2019

STATE OF TENNESSEE
COUNTY OF ~~Sumner~~ Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $182,900.00

Georgette Y. Bower
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th day of January, 2018.

Patti Robitaille
Notary Public

MY COMMISSION EXPIRES: May 22, 2019

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 1531 Hunt Club Blvd Suite 106, Gallatin, TN 37066

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kyle L. Weishaar (NAME)	Movement Mortgage LLC (NAME)	074 16 0 130.00
3816 Bonnacreek Drive (ADDRESS)	8024 Calvin Hall Rd. (ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Indian Land, SC 29707 (CITY) (STATE) (ZIP)	

Bill Garrett Davidson County
Batch# 46550 **DEEDWARR**
01/10/2018 10:34:07 AM 2 pgs
Fees: $13.00 Taxes: $676.73
20180110-0003272

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Georgette Y. Bower, a single person**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **Kyle L. Weishaar, an unmarried man**, hereinafter called the GRANTEE(S), his heirs and/or 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. 347 on the Plan of Section Three, Hermitage Hills, as of record in Book 2900, page 97, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to David E. Bower and Georgette Y. Jordan, as joint tenants with right of survivorship, by Warranty Deed from Jackie W. Charlton and wife, Margaret Ann Charlton, dated January 29, 1987, of record in Book 7125, page 247, Register's Office for Davidson County, Tennessee. AND Being the same property conveyed to Georgette Y. Bower, a single person, by Quitclaim Deed from David E. Bower and Georgette Y. (Jordan) Bower, and Joe T. Childress, Trustee, dated September 11, 1996, of record in Book 10196, page 914, Register's Office for Davidson County, Tennessee.

Subject to Taxes for 2018 and subsequent years, a lien not yet due and payable.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 3816 Bonnacreek Drive, Hermitage, TN 37076
(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 GRANTEE(S), his heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), his heirs and/or 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 5th day of January, 2018.

Georgette Y. Bower

Georgette Y. Bower

State of Tennessee
County of ~~Sumner~~ Wilson

Personally appeared before me Georgette Y. Bower, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 5th day of January, 2018.

Patti Robitaille

Notary Public Patti Robitaille
My Commission Expires: May 22, 2019

PATTI ROBITAILLE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires May 22, 2019

RETURN TO:
Stewart Title Company Tennessee Division
1531 Hunt Club Blvd Suite 106
Gallatin, TN 37066