RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN179752

Bill Garrett Davidson County
Batch# 52551 DEEDWARR
01/29/2018 10:18:13 AM 2 pgs
Fees: $13.00 Taxes: $610.13
20180129-0008853

WARRANTY DEED

STATE OF ~~TENNESSEE~~ Iowa
COUNTY OF ~~DAVIDSON~~ MAHASKA
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $164,900.00.

AFFIANT Jill M Ewing

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of December, 2017.

NOTARY PUBLIC Belinda Wursta

My commission expires: 3-30-2020

BELINDA WURSTA
Commission Number 803611
My Commission Expires 3-30-2020

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
Hannah Wright 1526 Sprucedale Drive Antioch, TN 37013	Same address as new owner	175 02 0B 022.00

FOR AND IN CONSIDERATION of the sum of One Hundred Sixty Four Thousand Nine Hundred and 00/100 Dollars ($164,900.00), 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, **SCOTT E. EWING AND JILL M. EWING, HUSBAND AND WIFE**, hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto, **HANNAH WRIGHT, A SINGLE PERSON**, hereinafter called the Grantee(s), her 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 the First Civil District of Davidson County, Tennessee, being Unit No. 306, as shown on Exhibit B to the Supplemental Declaration of Covenants, Conditions and Restrictions and Master Deed of Old Hickory Commons, Sections Two and Three, filed for record as Instrument No. 20081117-0113467, as further amended by Instrument No. 20130322-0028759 and as further amended by Instrument No. 20140207-0011094, in the Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description.

Being the same property conveyed to Scott E. Ewing and Jill M. Ewing, husband and wife, by Warranty Deed from Ole South Properties, Inc., dated 12/28/2015, recorded 1/4/2016, of record in Instrument No. 20160104-0000168, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 1526 Sprucedale Drive, Antioch, TN 37013, 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), her 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), her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS OUR HANDS, this the 1st day of December, 2017.

SCOTT E. EWING

JILL M. EWING

STATE OF ~~TENNESSEE~~ IOWA
COUNTY OF ~~DAVIDSON~~ MAHASKA

Personally appeared before me, a Notary Public, Scott E. Ewing and wife, Jill M. Ewing, 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 1st day of December, 2017.

BELINDA WURSTA
Commission Number 803611
My Commission Expires
3-30-2020

Notary Public

Belinda Wursta
Printed Notary Name

My commission expires: 3-30-2020