17-CD-654

Register Return to:
Land Title South, Inc.
3326 Aspen Grove Dr.
Suite 400
Franklin, TN 37067

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Maury

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $380,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF FEBRUARY, 2018.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires February 23, 2021
(AFFIX SEAL)

HANNAH CUTSHALL
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

Bill Garrett Davidson County
Batch# 62693 DEEDWARR
02/27/2018 10:43:27 AM 2 pgs
Fees: $13.00 Taxes: $1,407.85
20180227-0018269

THIS INSTRUMENT WAS PREPARED BY
Land Title South, Inc., 3326 Aspen Grove Drive, 400, Franklin, TN 37067

File No.: 17-CD-654

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
William J McDermott, Jr. and Brenda J McDermott	Movement Mortgage	
(NAME) 705 Postal Ct	(NAME) 8024 Calvin Hall Rd	171080A10100CO
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Indian Land, SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Three Hundred Eighty Thousand Five Hundred And No/100 Dollars ($380,500.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, FREEDOM PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM J MCDERMOTT, JR. AND BRENDA J MCDERMOTT, HUSBAND AND WIFE, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN WILLIAMSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 101 on the Plan of Cottonport Plantation, Phase II of record in Plat Book 6900, page 950, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Freedom Properties, LLC, a Tennessee limited liability company, by Warranty Deed from Laura B. Attias, unmarried, dated October 16, 2017, recorded October 19, 2017, in Instrument No. 20171019-0107038, in the Register's Office for Davidson County, Tennessee.

Previously being the same property conveyed to Laura B. Attias by Quitclaim Deed from Michael G. Attias, dated August 8, 2007, recorded August 13, 2007, in Instrument No. 20070813-0096566, in the Register's Office for Davidson County, Tennessee.

Further previously being the same property conveyed to Michael G. Attias and wife, Laura B. Attias dated August 9, 1993, recorded September 2, 1993, of record in Book 9069, page 734, in the Register's Office of Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 705 Postal Ct, Brentwood, TN 37027
(House No.) (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.

WITH THE hereditaments and appurtenances thereunto pertaining, hereby releasing any and all claims to homestead and dower therein.

IT IS THE INTENTION OF THE PARTIES HERETO to hereby create in Grantee a joint tenancy estate with right of survivorship and not as tenants in common.

THIS CONVEYANCE is made subject to all zoning ordinances, easements, and restrictions of record insofar as the same may lawfully affect the above-described property.

Witness Freedom Properties, LLC, a Tennessee limited liability company this 23 day of February, 2018.

Freedom Properties, LLC

BY: _____

Kraig E Wall
Member

STATE OF TENNESSEE
COUNTY OF Maury

Before me, Hannah Cutshall, a Notary Public of said State and County aforesaid, personally appeared Kraig Wall with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Member of Freedom Properties, LLC the within named bargainor, a limited liability company and that he as such Member, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by himself as Member

Witness my hand and official seal at Franklin, Tennessee this 23 day of February, 2018.

Commission Expires: My Commission Expires ~~February 23, 2021~~

_____
Notary Public

HANNAH CUTSHALL
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY