WARRANTY DEED

Bill Garrett Davidson County
Batch# 62713 DEEDWARR
02/27/2018 11:18:42 AM 2 pgs
Fees: $13.00 Taxes: $1,224.33

20180227-0018306

State of Tennessee
County of ~~Williamson~~ Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $330,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th day of February, 2018

Notary Public

MY COMMISSION EXPIRES: 1-24-22

(AFFIX SEAL)

TAMMY MORRIS NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

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
Wesley A. Park	Watermark Capital	033130a02700co
(NAME)	(NAME)	
708 Curtis Ct.	100 Spectrum Center Dr #150	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Irvine CA 92618	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **Henry Enterprises, LLC,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Wesley A. Park, an unmarried 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. 27 on the plan of the Final Plat of Hidden Springs, Phase Two, of record in Instrument No. 20061101-0135726, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Henry Enterprises, LLC from Hidden Springs Development, LLC by Quitclaim Deed of record in Instrument No. 20160812-0084193, Register's Office for Davidson County, Tennessee.

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

This property has never been used as the Grantors primary residence.

unimproved ☐

This is improved ☑ property, known as 708 Curtis Ct., Nashville, TN 37207
(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.

0861

Witness my/our hands this 26th day of February, 2018.

Henry Enterprises, LLC by Michael L. Henry, Chief Manager

State of Tennessee
County of Davidson

Personally appeared before me, a notary public in and for the state and county aforementioned, Michael L. Henry with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Chief Manager of Henry Enterprises, LLC and that he as such Chief Manager executed the foregoing instrument for purposes therein contained, by signing the name of the entity by himself as Chief Manager.

WITNESS my hand and seal this 26th day of February, 2018.

Notary Public
My Commission Expires: _____

File No.: 12841

VICTOR HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-20-2018