STATE OF Tennessee
COUNTY OF Davidson

RETURN TO
Stewart Title Company
13026 Lebanon Rd., Suite 100
Mt. Juliet, TN 37122
File # 01288.4240

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $249,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF March, 2018.

Notary Public
MY COMMISSION EXPIRES: 3/19/19
File No. G18-1188D

Sheila McCord
STATE OF TENNESSEE NOTARY PUBLIC
Sumner County

Bill Garrett Davidson County
Batch# 73683 **DEEDWARR**
03/27/2018 10:35:30 AM 2 pgs
Fees: $13.00 Taxes: $924.63

20180327-0028521

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Roya Horrell, a married woman (NAME) 425 Maple Hill Road (STREET ADDRESS) Lebanon, TN 37087 (CITY) (STATE) (ZIP)	New Owner (NAME) (STREET ADDRESS) (CITY) (STATE) (ZIP)	087-09-0-117.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **Mike Van Dang, married, and Hong Yen Thi Tran Dang, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Roya Horrell, a married woman**, 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:

Being Lot Number 62 on the plan of Final Plat of NEW HOPE ESTATES PHASE THREE of record in Plat Book 9700, Page 494, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Mike Van Dang, married, and wife Hong Yen Thi Tran from Corinthian Custom Homes, Inc., a Tennessee Corporation, by Warranty Deed dated April 30, 2003, as Instrument No. 20030513-0064336, in the Register's Office for Davidson County, Tennessee.
Hong Yen This Tran is now known as Hong Yen Thi Tran Dang.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Restrictions as recorded in Book 11665, page 811 and Instrument # 200003220029281, Register's Office for Davidson County, Tennessee.
2. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 9700, page 494, Register's Office for Davidson County, Tennessee.

The 2017 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 6128 Allen Court, Hermitage, TN 37076.

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. Whenever 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 hand(s) this 23rd day of March, 2018.

Mike Van Dang — March 23, 2018 (Date)

Hong Yen Thi Tran Dang — March 23, 2018 (Date)

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Mike Van Dang, married, and Hong Yen Thi Tran Dang, husband and wife, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 23rd day of March, 2018.

My Commission Expires:_____

Notary Public

D. TODD SHOLAR STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY COMM. EXP. 8-21-18

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066