Bill Garrett Davidson County
Batch# 75138 DEEDWARR
04/02/2018 09:23:30 AM 3 pgs
Fees: $18.00 Taxes: $932.40
20180402-0029934

	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is $252,000.00 Affiant Subscribed and sworn to before me, this 29th day of March, 2018. Elizabeth B. Jackson Notary Public My commission expires: 8/29/21 ELIZABETH B. JACKSON STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD SUITE 200
GALLATIN, TN 37066

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Amanda J Jent	**IServe Residential Lending, LL**	**01600010700**
7207 Apple View Road	**15015 Ave of Science #250**	
Goodlettsville, TN 37072	**San Diego, CA 92128**	

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 HEREBY ACKNOWLEDGE, WE,

Cory Tackett and Courtney L. Tackett, Husband and Wife as Joint Tenants with Rights of Survivorship

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Amanda J Jent, an unmarried 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:

Land in Davidson County, Tennessee, being Lot No. 5 on the plan of Section One, Lama Terra, as shown by plat of record in Plat Book 4860, page 33, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Cory Tackett, an unmarried man, and Courtney L. Daller, an unmarried woman, as tenants by the entirety with the right of survivorship, by Warranty Deed from Inez Garner, an unmarried woman, dated August 18, 2008, of record in Instrument No. 20080820-0085437, Register's Office for Davidson County, Tennessee. Cory Tackett and Courtney L. Tackett, f/k/a Courtney L. Daller, conveyed their interest in subject property to Cory Tackett and Courtney L. Tackett, Husband and Wife as Joint Tenants with Rights of Survivorship, by Quitclaim Deed dated May 16, 2009, of record in Instrument No. 20090609-0053450, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All matters as shown on the plat of record in Plat Book 4860, page 33, Register's Office for Davidson County, TN, including any and all revisions, corrections and/or amendments thereto of record.

Restrictions of record in Book 4766, page 211, said Register's Office.

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 7207 Apple View Road, Goodlettsville, TN 37072.

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 in 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.

_____ Date: 3-29-18
Cory Tackett

_____ Date: 3/29/18
Courtney L. Tackett

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Cory Tackett and Courtney L. Tackett, the within named Grantor(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, at office, this 29th day of March, 2018.

_____
NOTARY PUBLIC

My Commission Expires: 11-30-2020

DEBRA PAULSSON NOTARY PUBLIC TENNESSEE My Comm Exp. November 30, 2020 COUNTY OF SUMNER

TRUE COPY CERTIFICATION

I, LISA HODGES, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Lisa Hodges

STATE OF TENNESSEE)
COUNTY OF SUMNER)

Personally appeared before me, RYAN GARDNER, a notary public for this county and state, LISA HODGES who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: _____

RYAN GARDNER
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 02.21.2018