Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Drive, S-290
Brentwood, TN 37027
18-0849

Record and Return To:
Brentwood Title & Escrow, LLC
320 Seven Springs Way, Ste. 150
Brentwood, TN 37027

Bill Garrett Davidson County
Batch# 102362 DEEDWARR
06/08/2018 10:37:08 AM 3 pgs
Fees: $18.00 Taxes: $3,681.50

20180608-0055169

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $995,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 14 day of May, 2018

Notary Public
Commission Expires

Margaret R. Means
State of Tennessee
Notary Public
Davidson County
My Commission Expires September 7, 2021

Address of New Owner	Send Tax Bills To:	Map & Parcel
Jennifer Thompson 9 Fox Vale Nashville, TN 37221	Waterstone Mortgage N25 W23255 Paul Road Pewaukee, WI 53072	177-00-0-037.00

WARRANTY DEED

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 ACKNOWLEDGED, I/WE,

Christopher L. Mayberry and Rita G. Mayberry, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Joshua Scott Thompson and Jennifer Renee Thompson, husband and wife

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 Final Plat of the 1st Revision of Lot No. 5, Fox Hollow Farms Subdivision of record in Plat at Instrument No. 20000530-0052999, as corrected by Surveyor's certificate of correction of record in Instrument No. 20031231-0184577, as amended in Instrument No. 20040916-0111825, 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 Christopher L. Mayberry and Rita G. Mayberry, husband and wife by Warranty deed from Drees Premier Homes, Inc., an Ohio Corporation of record in Instrument No. 20070419-0047154 Register's Office for Davidson County, Tennessee, dated April 2, 2007 and recorded on April 19, 2007.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 9 Fox Vale, Nashville, TN 37221.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 4th day of May, 2018.

Christopher L. Mayberry

Rita G. Mayberry

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

Christopher L. Mayberry and Rita G. Mayberry, husband and wife

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 at Nashville, Tennessee this 4th day of May, 2018.

Notary Public

My Commission Expires: 1/13/20

(Notary Seal)

JOSHUA A. TERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Subject to all matters shown on the Plan of record as Instrument Number 20000530-0052999 as corrected by Surveyors Certificate of Correction of record in Instrument No. 20031231-0184577 as amended in Instrument No. 20040916-0111825, Register's Office of Davidson County, Tennessee.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 8960, Page 252, as amended in Book 9048, Page 590, Book 9052, Page 433, Book 9137, Page 784, Book 9340, Page 579, Book 9400, Page 936, Book 9454, Page 59, Book 9648, Page 407, Book 9772, Page 401, Book 9892, Page 743, Book 9981, Page 497, Book 10112, Page 348, Book 10173, Page 415, and Book 10940, Page 193, Book 10940, Page 200, and Instrument No. 20020103-0001120, and Instrument No. 20050216-0017867, Register's Office for Davidson County, Tennessee, and Book 1081, Page 405, Book 1110, Page 948, Book 1110, Page 49, Book 1132, Page 655, Book 1194, Page 416, Book 1212, Page 781, Book 1228, Page 863, Book 1282, Page 813, Book 1354, Page 161, Book 1385, Page 851, Book 1670, Page 326, Book 1670, Page 333, Book 2362, Page 374, Book 1318, Page 116, and Book 3461, Page 205, Register's Office for Williamson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.