WARRANTY DEED

Bill Garrett Davidson County
Batch# 113012 DEEDWARR
07/06/2018 09:28:35 AM 2 pgs
Fees: $13.00 Taxes: $777.00

20180706-0065435

DIANNE M. CATHEY NOTARY PUBLIC AT LARGE SUMNER COUNTY TENNESSEE
My Commission Exp. ____

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS$210,000.00

Affiant

SUBSCRIBED AND SWON TO BEFORE ME, THIS THE 3th DAY OF July2018

Notary Public

MY COMMISSION EXPIRES: 2/25/20
(Affix Seal)

THIS INSTRUMENT WAS PREPARED BY:
Creekside Title & Escrow, LLC, 311 E. Main Street, STE 5, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Darrell G Jones and Susan Jones	Franklin American Mortgage Corporation	26-7-40.00
103 Butterfield Court	6100 Tower Circle, Ste 600	
Goodlettsville, TN 37072	Franklin TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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,WE, ***Jeanie Taylor Davis f/n/a Jeanie Taylor and husband, David Davis***
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THERE PRESENTS DO TRANFER AND CONVEY UNTO ***Darrell G Jones and Susan Jones, 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. 146 on the Plan of Windsor Green, Phase I, Section II, of record in Plat Book 6250, page 45, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Jeanie Taylor by Warranty Deed from Amanda L Botts Humphrey dated 10/18/06 and filed for record on 11/2/06 of record in Book 20061102013617 5, said Register's Office for said County.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record (3) all subdivision/condominium plats, assessments, covenants, bylaws, restrictions, declarations and easements of record (4) building restrictions, and (5) other matter of public record in the said Register's Office for said County.

This is: Unimproved ( )
Improved (xx) Property, known as **103 Butterfield Court, Goodlettsville, TN 37072**
(House Number) (Street) (City or Town) (Zip Code)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEESS, 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.

Witness my hand this 3rd day of July, 2018.

Jeanie Taylor Davis

David Davis

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 **Jeanie Taylor** Davis and husband David Davis 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 3th day of July, 2018.

Commission Expires: 2/25/20

Notary Public

DIANNE M. CATHEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE
My Commission Expires

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires:_____

_____
Notary Public