G#31133-2 BOX #14

Bill Garrett Davidson County
Batch# 135238 **DEEDWARR**
08/30/2018 12:35:36 PM 2 pgs
Fees: $13.00 Taxes: $1,665.00

20180830-0086134

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $450,000.00

Affiant

Subscribed and sworn to before me, this 29th day of August, 2018.

Notary Public

My commission expires: 1/17/21

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON 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:
Peter Aberg **Judy Aberg**	U.S. Bank National Association	**02400017400**
4816 Brick Church Pike	P. O. Box 20005	
Goodlettsville, TN 37072	Owensboro, KY 42304-0005	

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,

Joe H. Weaver and wife, Cathy F. Weaver

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

Peter Aberg and Judy Aberg, 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. 1 on the plan of Williams Subdivision, of record in Book 6200, page 699, as amended by Instrument No. 20031125-0171452, 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 Cathy Faye Franklin, by Warranty Deed from Marty Williams and wife, Sherri Williams, dated December 11, 2003, of record in Instrument No. 20031212-0178613, Register's Office for Davidson County, Tennessee. Cathy Faye Franklin Weaver conveyed subject property to Kathy J. Byers, Trustee, to make a reconveyance to Joe H. Weaver and wife, Cathy F. Weaver, by Quitclaim Deed dated April 22, 2005, of record in Instrument No. 20050427-0046829, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

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 4816 Brick Church Pike, 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.

Joe H. Weaver Date: 8/29/18
Joe H. Weaver

Cathy F. Weaver Date: 8/29/18
Cathy F. Weaver

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Joe H. Weaver and Cathy F. Weaver, 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 August, 2018.

Debra Paulsson
NOTARY PUBLIC

My Commission Expires: 11-30-2020

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