WARRANTY DEED

LATRECE MCADOO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

File # 13234

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th day of September, 2018

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

Return to:

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 1321 Murfreesboro Pike, Suite 823, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Amanda Brooke Samson Corey Samson (NAME)	Century Lending Company (NAME)	076050016.00
704 Hidden Hill Drive (ADDRESS)	9931 Corporate Campus (ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Louisville KY 40223 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Kasey Kelchner,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Amanda Brooke Samson and Corey Samson, wife and husband,** 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. 15 on he plan of Hidden Hill, of record in Book 4860, page 43, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kasey Kelchner by deed of record in Instrument No. 20150330-0026900

This property has never been used as the Grantors primary residence.

This conveyance is subject to any and all existing restrictions and easements of record.

Karen Y Johnson Davidson County
Batch# 141787 **DEEDWARR**
09/17/2018 11:30:31 AM 2 pgs
Fees: $13.00 Taxes: $649.35

20180917-0091913

unimproved ☐

This is improved ☑ property, known as 704 Hidden Hill Drive, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. 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/our hands this 12th day of September, 2018.

Kasey Kelchner

State of Tennessee
County of Davidson

Personally appeared before me Kasey Kelchner, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 12th day of September, 2018.

Notary Public
My Commission Expires: _____

File No.: 13234

HILARY MOHSENZADEH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022