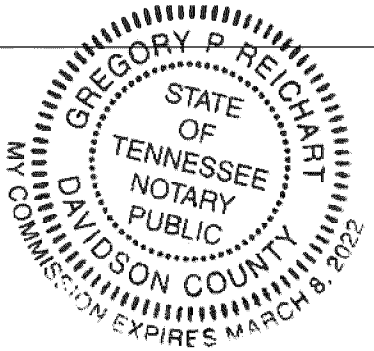


State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $281,000.00.

Affiant

Subscribed and sworn to before me, this the 27th day of September, 2018.

Notary Public

My commission expires: 3-8-2022
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
GREENVUE TITLE & ESCROW, LLC
2207 Crestmoor Road, Suite 101
Nashville, TN 37215

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
KIMBERLY ANN RICHARDSON	**MOVEMENT MORTGAGE, LLC**	**171-02-OA-116.00 CO**
256 Glenstone Circle	8024 CALVIN HALL ROAD	
Brentwood, TN 37027	INDIAN LAND, SC 29707	

Karen Y Johnson Davidson County
Batch# 146393 DEEDWARR
09/28/2018 11:41:30 AM 2 pgs
Fees: $13.00 Taxes: $1,039.70
20180928-0096283

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

KEELING R. BAIRD, AN UNMARRIED WOMAN AND WILLIAM A. BAIRD, A MARRIED MAN

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

KIMBERLY ANN RICHARDSON, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Unit No. 116, as shown on the map entitled Phase 3B Brentwood Villa, of record in Plat Book 6900, page 329, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to KEELING R. BAIRD, AN UNMARRIED WOMAN AND WILLIAM A. BAIRD, A MARRIED MAN, by deed from PAUL A. POMFRET, TRUSTEE OF THE PAUL A. POMFRET REVOCABLE TRUST DATED MAY 19, 2005, of record in Instrument No. 20100820-0066024, dated July 30, 2010, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved property known as 256 Glenstone Circle, Brentwood, TN 37027.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is 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 Grantee, his 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 hand(s) this 27th day of September, 2018.

Keeling R Baird

KEELING R. BAIRD

William A. Baird

WILLIAM A. BAIRD

State of Tennessee)
County of Davidson)

On this 27th day of September, 2018, before me personally appeared, **KEELING R. BAIRD, AN UNMARRIED WOMAN AND WILLIAM A. BAIRD, A MARRIED MAN** to me known to be the persons described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument for the purpose therein contained, and who acknowledged the execution of the same to be their free act and deed.

My Commission Expires: 8-20-2019

Notary Public

EMILY [illegible] HET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, Penny Y. Ray, 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.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/6/19