NEW OWNER:

Laurie and Tom Alvich
2144 Kirkwall Drive
Nolensville, TN 37135

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 18-0570

MAP & PARCEL
187-09-0A-273.00-C

Space for Recorder's Stamp

Karen Y Johnson Davidson County
Batch# 157086 **DEEDWARR**
11/06/2018 12:27:18 PM 3 pgs
Fees: $18.00 Taxes: $1,258.00

20181106-0109963

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of (**$340,000.00), THREE HUNDRED FORTY THOUSAND AND 00/100 DOLLARS** cash in hand paid, the receipt of which is hereby acknowledged, **TONYA JANE HANSEN, A SINGLE WOMAN** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **LAURIE ALVICH AND TOM ALVICH, WIFE AND HUSBAND** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in Davidson, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 273 on the Plan of Phase One, Section Two, Burkitt Village of record in Plat at Instrument No. 20141002-0090861, 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 Tonya Jane Hansen, single woman by Warranty deed from Regent Homes, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20151210-0124576 Register's Office for Davidson County, Tennessee, dated December 08, 2015 and recorded on December 10, 2015.

Being also known as 2144 Kirkwall Drive Nolensville, Tennessee 37135.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantees, their heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantees that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 31 day of **October, 2018**.

TONYA JANE HANSEN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **TONYA JANE HANSEN**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 31 day of **October,2018**.

NOTARY PUBLIC

My commission expires: 10-26-21

HUNTER B. THRASHER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

****

The actual consideration or value, whichever is greater, for this transfer is $ **340,000.00**.

AFFIANT

Sworn to and subscribed to before me this 31st day of **October, 2018**.

NOTARY PUBLIC

My commission expires: 03/03/19

SUSAN HUGHES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY