NEW OWNER:
Stacey Dewit
Margaret de Giorgio
204 Foxwood Lane
Nashville, TN 37210

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: 18-706

MAP & PARCEL
095-05-0-033

Space for Recorder's Stamp

Karen Y Johnson Davidson County
Batch# 168786 **DEEDWARR**
11/30/2018 09:37:33 AM 3 pgs
Fees: $18.00 Taxes: $1,023.05



20181130-0116786

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **TWO HUNDRED SEVENTY SIX THOUSAND FIVE HUNDRED AND 00/100 DOLLARS ($276,500.00)** cash in hand paid, the receipt of which is hereby acknowledged, **ANDREW DICKER, A MARRIED MAN** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **STACEY DEWIT, MARRIED, AND MARGARET DE GIORGIO, MARRIED AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Foxwood of record in Plat Book 2900, Page 24, 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 Andrew Dicker, single person by Warranty deed from David Hainline and wife, Denise B. Hainline of record in Instrument No. 20180730-0073867 Register's Office for Davidson County, Tennessee, dated July 20, 2018 and recorded on July 30, 2018. (Value of consideration shown in aforementioned deed $250,000.00.) Being also known as 204 Foxwood Ln Nashville, Tennessee 37210.

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 28th day of **November, 2018**.

ANDREW DICKER

STATE OF TENNESSEE

COUNTY OF

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Andrew Dicker**, 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 28th day of **November,2018**.

NOTARY PUBLIC

My commission expires: 10.6.21

DANIELLE IMBARATTO
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

****

The actual consideration or value, whichever is greater, for this transfer is $ **276,500.00**.

AFFIANT

Sworn to and subscribed to before me this _____ day of **November, 2018.**

NOTARY PUBLIC

My commission expires: _____

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 6, 2022