Karen Y Johnson Davidson County
Batch# 173383 DEEDWARR
12/12/2018 12:41:30 PM 2 pgs
Fees: $13.00 Taxes: $751.10
20181212-0121027

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $203,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF December, 2018

Notary Public

MY COMMISSION EXPIRES: 5/27/2019

(AFFIX SEAL)

Amelia Swanson State of Tennessee Notary Public Williamson County

MST 2018-1533

THIS INSTRUMENT WAS PREPARED BY:
James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Liem T. N. Vo	Liem T. N. Vo	162-05-0-276.00
(NAME)	(NAME)	
327 Brewer Drive	110 Sycamore Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	White House, TN 37188	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, **Kimberly N. Hiland and John Hiland, wife and husband, as tenants by the entireties,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Liem T. N. Vo, unmarried woman,** 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. 156 on the Plan of Section 3, Hickory Valley Subdivision of record in Plat Book 4460, Page 86, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 156 fronts 114.91 feet on the South margin of Brewer Drive, and extends back 100.81 feet on the East line, which is a broken line, and 132.12 feet on the West line, to a line n the rear on which it measures 110.51 feet.

Being the same property conveyed to Kimberly N. Hiland and John Hiland, wife and husband, as tenants by the entireties by Quitclaim deed from Kimberly N. Hart, a married woman, joined by her spouse, John Hiland of record in Instrument No. 20161168-0124739 Register's Office for Davidson County, Tennessee, dated August 29, 2016 and recorded on November 28, 2016.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable. Taxes for the year 2018, a lien due and payable, but not delinquent. Subject to all matters shown on the Plan of record in Plat Book 4460, Page 86, Register's Office for Davidson County, Tennessee. Restrictions of record in Book 4630, Page 548, Book 4604, page 526 and Book 5967, page 773, in the Register's Office for Davidson County, Tennessee.

This property, known as 327 Brewer Drive, Nashville, TN 37211
(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 hand(s) this 11 DAY OF DECEMBER, 2018.

Kimberly N. Hiland

Kimberly N Hiland

John Hiland

John Hiland

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kimberly N. Hiland and John Hiland, wife and husband, as tenants by the entireties, with whom I am personally acquainted (or provided 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 and official seal, this the 11 day of December, 2018.

Notary Public

My Commission Expires: 5/27/2019

(SEAL)

Amelia Swanson
State of Tennessee Notary Public
Williamson County

True Copy Certification

I, Yvette Meldrum, 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.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature
My Commission Expires 4-11-2020

STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 04-11-2020