This instrument was prepared by:
Advantage Title and Escrow
1321 Murfreesboro Pike, Suite 826
Nashville, Tennessee 37211

Karen Y Johnson Davidson County
Batch# 177267 **DEEDWARR**
12/21/2018 03:12:15 PM 1 pg
Fees: $13.00 Taxes: $555.00

20181221-0124591

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transaction is $ 150,000.00
affiant
Subscribed and sworn to before me, this the 18th day of November, 2018.
Notary

WARRANTY DEED

Address of New Owner:
Beth Hazelwood
124 Lake Terrace Dr
Hendersonville, TN 37075

Send Tax Bills To:
Owner

Map & Parcel:
071-12-0-193.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOODS AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, We, **Gary E. Harrington and wife, Judy A. Harrington** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Beth Hazelwood** 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-WITNESS:

Land in Davidson County, Tennessee, being Lot No 93, on the map of Victory Heights Subdivision, as of record in Book 1130, Page 97, Register's Office for said County, to which plan reference is hereby made for a more complete description.
Said Lot fronts 60 feet on the north side of Oneida Ave, and runs back 170.3 feet on the west line, 169.6 feet on the east line to a dead line in the rear on which it measures 60 feet.

Being the same property conveyed Gary E. Harrington and wife, Judy A. Harrington of record in instrument # 20050503-0049259, said Register's Office.
Unimproved (X) known as: **811 Oneida Avenue, Nashville, TN 37207**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenences, estate, title and interest thereto belonging to the covenant with the said GRANTEE(S), their heirs and assigns forever, and we do covenant with the said GRANTEE(S), 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 convent and bind ourselves, our heirs an representatives, to warrant and forever defend the title to the said land to the GRANTEE(S), their heirs and assigns against the said land to the lawful claim of persons whomsoever. Wherever, used the singular member shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this the 18th day of May , 2018.

Gary E. Harrington **Judy A. Harrington**

STATE OF TN COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the state of TN, Davidson County aforesaid, personally appeared **Gary E. Harrington and Judy A. Harrington** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they signed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this the 18th day of December, 2018.

Notary Public

VICTOR HAZELWOOD STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 01-24-2022