RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TN1811113

WARRANTY DEED

Karen Y Johnson Davidson County
Batch# 183612 DEEDWARR
01/14/2019 02:29:07 PM 2 pgs
Fees: $13.00 Taxes: $1,183.63
20190114-0003618

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $319,900.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th day of January, 2019.

NOTARY PUBLIC

My commission expires: 11/16/22

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dorothy L Earnest 4049 Liberton Way Nolensville, TN 37135	Same address as new owner	187 09 0A 045.00CO

FOR AND IN CONSIDERATION of the sum of Three Hundred Nineteen Thousand Nine Hundred and 00/100 Dollars ($319,900.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **LIFESTYLE HOME BUILDERS INC**, a Tennessee, corporation, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **DOROTHY L EARNEST**, a single woman, hereinafter called the Grantee(s), her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee being Lot No. 43, Phase Eight, Burkitt Village, an SP Subdivision of record at Instrument No. 201708160084229, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete description of said property.

Being that same property conveyed to Lifestyle Home Builders, Inc. by deed from Lake Forest Homes, Inc., a Tennessee corporation, dated February 28, 2018 and recorded at Instrument No. 201803010019575, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), her heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2019 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 11th day of January, 2019.

LIFESTYLE HOME BUILDERS, INC.

BY: COBY HANAI, PRESIDENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Coby Hanai, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is President of Lifstyle Home Builders, Inc., the within named bargainor, and that as such President he executed the within instrument for the purposes therein contained by signing as President of Lifestyle Home Builders, Inc.

WITNESS my hand and seal, this the 11th day of January, 2019.

Notary Public

David Webber

Printed Notary Name

My commission expires: 11/14/22

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON