RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: TN1911554

Karen Johnson Davidson County
Batch# 201063 DEEDWARR
03/01/2019 12:50:30 PM 3 pgs
Fees: $18.00 Taxes: $1,035.63
20190301-0018829

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $279,900.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of February, 2019.

NOTARY PUBLIC

My commission expires: 6/29/21

WILLIAM S CORLEY
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

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
Sondra J. Roberts 5216 Green Leaf Drive Nashville, TN 37211	CMG Mortgage, Inc. dba CMG Financial 3160 Crow Canyon Road, Ste. 400 San Ramon, CA 94583	161-08-0-002.00

FOR AND IN CONSIDERATION of the sum of Two Hundred Seventy Nine Thousand Nine Hundred and 00/100 Dollars ($279,900.00), 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, **TAMMY TURNER, UNMARRIED**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **SONDRA J. ROBERTS, UNMARRIED**, 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. 33 on the Plan of Kingswood Park, of record in Book 2900, page 70, in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Tammy Turner, by Warranty Deed from Mark Deatherage and wife, Lara Deatherage, dated 3/22/2006, recorded 3/24/2006, of record in Instrument No. 20060324-0033819, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 5216 Green Leaf Drive, Nashville, TN 37211, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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 she is lawfully seized and possessed of said real estate; that she 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 covenants and binds herself, her 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 26th day of February, 2019.

Tammy Turner
TAMMY TURNER

STATE OF Florida
COUNTY OF **Pinellas**

Personally appeared before me, a Notary Public, Tammy Turner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 26th day of February, 2019.

Donna J. Moore
Notary Public

Donna J. Moore
Printed Notary Name

My commission expires: 7/14/19

NOTARY PUBLIC STATE OF FLORIDA
DONNA J. MOORE
MY COMMISSION # FF 227106
EXPIRES: July 14, 2019

True Copy Certification

I, Jamie Ivey, 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 therewith 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, Amanda J. Arthur, a notary public for this county and state, Jamie Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 05/23/2022

AMANDA J ARTHUR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires