WARRANTY DEED

Karen Johnson Davidson County
Batch# 210552 DEEDWARR
03/27/2019 03:20:30 PM 3 pgs
Fees: $18.00 Taxes: $1,135.90
20190327-0027782

CHERYL A DILLON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $307,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 22nd day of March, 2019

Notary Public

MY COMMISSION EXPIRES: 12-13-22
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title and Escrow Mt. Juliet, 545 N. Mt. Juliet Rd, Ste 1102, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).
Shaun Murphy	Quicken Loans, Inc.	064 08 0A 119.00
(NAME)	(NAME)	
2116 Remington Park Road	1050 Woodward Ave	
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138	Detroit, MI 48226	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Terry E. White, a married man**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Shaun Murphy**, 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. 81 on the Plan of Section Three, Merritt Downs of record in Instrument No: 20040629-0076758, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Terry E. White, an unmarried man by Warranty Deed from Beazer Homes Corp., a Tennessee Corporation dated March 28, 2005 and recorded April 6, 2005, as Instrument No. 20050406-0037970, in said Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 2116 Remington Park Road, Old Hickory, TN 37138

File Number: MTJ-1901660FC

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.

Mynette Pecache White, spouse of Terry E. White, hereby conveys any right, title, claim or interest she may have in said property, marital or otherwise.

Witness our hands this 22 day of March, 2019

Terry E. White

Terry E. White

Mynette Pecache White

Mynette Pecache White

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Terry E. White, aand wife, Mynette Pecache White the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 22nd of March, 2019.

Notary Public

My Commission Expires: 12-13-22

(SEAL)

STATE OF TENNESSEE NOTARY PUBLIC CHERYL A DILLON WILLIAMSON COUNTY

File Number: MTJ-1901660FC

True Copy Certification

I, Penny Y. Ray, 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.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray 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: 5/6/19
Notary' Seal (if on paper)

