Karen Johnson Davidson County
Batch# 214575 DEEDWARR
04/05/2019 11:13:35 AM 2 pgs
Fees: $13.00 Taxes: $803.27
20190405-0031179

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr. 290
Brentwood, TN 37027
B19-0410

Record and Return To:
Realty Title and Escrow Company, Inc.
6525 N. Quail Hollow Rd. STE 115
Memphis, TN 38120
(901)260-4055
RT File No.: 19110072
TG: 7471066
Tribeca No.:309797

STATE OF TENNESSEE
COUNTY OF SHELBY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $217,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 29 day of March, 2019

Notary Public

Commission Expires

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Address of New Owner	Send Tax Bills To:	Map & Parcel
Property Owner 9, LLC P.O. Box 4090 Scottsdale, AZ 85261	Property Owner 9, LLC P.O. Box 4090 Scottsdale, AZ 85261	164-07-0A-061.00-CO

WARRANTY DEED

FOR AND IN 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, I/WE,

Devaundre Whitson and wife. Jasmin Whitson

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Property Owner 9, LLC, a Delaware Limited Liability Company

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. 61 on the Final Plat of Section One, Harvest Grove (formerly Tillman), "Cluster Lot Subdivision", as of record in Instrument No. 20060726-0090037, amended in Instrument No. 20061116-0142300 Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and legal description thereof.

Being the same property conveyed to Devaundre Whitson and wife, Jasmin Whitson by Warranty Deed from Citizens Homes, a Delaware Corporation of record in Instrument No. 20120517-0042917 Register's Office for Davidson County, Tennessee, dated May 15, 2012 and recorded on May 17, 2012.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: **1560 Rockglade Run, Antioch, TN 37013**

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 29th day of March, 2019.

Devaundre Whitson

Jasmin Whitson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Devaundre Whitson and Jasmin Whitson** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 29th day of March, 2019.

SUSAN L HEINRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public
My Commission Expires: 4/6/22

(Notary Seal)