FOR OFFICIAL USE	STATE OF TENNESSEE COUNTY OF **Davidson** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **150,000.00**.
Karen Johnson Davidson County Batch# 236214 **DEEDWARR** 05/30/2019 09:39:12 AM 2 pgs Fees: $13.00 Taxes: $555.00 20190530-0051090	Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS **05/28/2019** Notary Public MY COMMISSION EXPIRES: 2/24/22 (AFFIX SEAL)

KIRK HUNNICUTT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

WARRANTY DEED

This Instrument Prepared By and Return To:

FOUR STAR TITLE, LLC

2506 N. Mt. Juliet Rd, Mt. Juliet, TN 37122
File #19-2228

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David R. Hill and Jamie S. Hill, a married couple	**David R. Hill and Jamie S. Hill**	**086-14-0A-153.00-C**
(NAME) **153 Thistle Lane**	(NAME) 1103 Page Place	
(ADDRESS) **Hermitage, TN, 37076**	(ADDRESS) Mt. Juliet TN 37122	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Amy E. Cartwright, an unmarried woman, Terry A. Maggart, a married man and Johnnie B. Maggart, a married woman,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David R. Hill and Jamie S. Hill, Husband and Wife,** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, DESCRIBED AS FOLLOWS, TO-WIT:

Being Unit 153, as shown on the map entitled Hermitage Meadows Sub., Stage Two, of record in Plat Book 5200, Page 682, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description,
Amy E. Cartwright, an unmarried woman, Terry A. Maggart, a married man and Johnnie B. Maggart, a married woman

Being the same property conveyed to Amy E. Cartwright, an unmarried woman, Terry A. Maggart, a married man and Johnnie B. Maggart, a married woman by Deed dated August 21, 2015 from Deanna Carroll, a single woman, in Instrument Number 20150825-0085967, in the Register's Office for Davidson County, Tennessee.
Matt Burns, spouse of Amy E. Burns, hereby joins in this conveyence of this property and relinquishes his marital and any and all other rights to said property.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ☐
This is improved ☒ property, known as **153 Thistle Lane, Hermitage, TN 37076**
(House Number) (Street) (City, State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), his/her/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 covenant and bind ourselves, our heirs, representatives and assigns, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/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.

IN WITNESS WHEREOF, this instrument has been executed on this the **28th** day of **May,2019**.

Amy C Burns
Amy E. Burns

Terry A. Maggart
Terry A. Maggart

Matt Burns
Matt Burns

Johnnie B Maggart
Johnnie B. Maggart

STATE OF **TENNESSEE**
COUNTY OF WILSON

Before me, the undersigned Notary, in and for said county and state, personally appeared the within named **Terry A. Maggart and Johnnie B. Maggart, a married couple and Amy E. Burns and Matt Burns, a married couple**, with whom I am personally acquainted, or proved on the basis of satisfactory evidence, and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on this the **28th** day of **May, 2019**.

NOTARY PUBLIC

KIRK HUNNICUTT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 2/22/22