Karen Johnson Davidson County
Batch# 264956 DEEDWARR
08/01/2019 08:02:30 AM 3 pgs
Fees: $18.00 Taxes: $809.93
20190801-0075721

This instrument was prepared by:
DLO TITLE, LLC
101 SE Parkway Court, Ste 220
Franklin, TN 37064
2019060024

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, is $218,900.00

Sworn to and subscribed before me this 30th day of July, 2019

JAMIE C. POLK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Affiant

Notary Public

My Commission Expires: 1/3/23

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Tiffany Hulsey 3033 Harpeth Springs Nashville, TN 37221	Quicken Loans 1050 Woodward Ave Detroit, MI 48226-1906	141-06-0D-017.00-CO

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Stephanie Pope and Wade Pope, husband and wife** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Tiffany Hulsey, a married woman** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 17 on the Plan of Riverbridge Community, a Planned Unit Development of record in Plat at Instrument No. 20030213-0019999, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Stephanie Hethcox by Warranty deed from Amy Hankins, fka Amy Nix, and husband, Joshua D. Hankins of record in Instrument No. 20120802-0068647 Register's Office for Davidson County, Tennessee, dated July 31, 2012 and recorded on August 02, 2012. The said Stephanie Hethcox having since married is now known as Stephanie Pope.

This is improved property known as **3033 Harpeth Springs, Nashville, TN 37221.**

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor __X__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the plural shall include the singular, the singular the plural, and the use of any gender is applicable to all genders.

WITNESS my hand, this 30th day of July, 2019.

Stephanie Pope

Wade Pope

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, Stephanie Pope and Wade Pope, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of July, 2019.

Notary Public

R. MARK DOUGALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-08-2023

True Copy Certification

I, Anita Lester, 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.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, Patricia Nicholls, a notary public for this county and state, Anita Lester 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: 5/5/20
Notary' Seal (if on paper)

PATRICIA NICHOLLS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.