STATE OF Tennessee
COUNTY OF Davidson

Karen Johnson Davidson County
Batch# 277084 DEEDWARR
08/28/2019 08:32:30 AM 3 pgs
Fees: $18.00 Taxes: $629.00
20190828-0086557

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th day of August, 2019.

Notary Public
MY COMMISSION EXPIRES: 3/21/21
File No. G19-6460

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Steven R. Wheeler and Marjorie H. Wheeler	SAME	63-4-34
(NAME)	(NAME)	
326 Tyne Ct	"	
(STREET ADDRESS)	(STREET ADDRESS)	
Old Hickory TN 37138	"	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Donna Louise Harris Hawkins and Gordon Hawkins, wife and husband**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Steven R. Wheeler and Marjorie H. Wheeler, husband and wife**, 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:

Being Lot 6 Laurel Heights Subdivision 4th District City of Lakewood, Old Hickory, Davidson County Tennessee as on Recorded Plot in Book 3600, page 44, Register's Office of Davidson County, Tennessee. Said lots front on Laura Ave. Lot No. 6 fronts 82.5 feet on Laura Ave., running back S 3 degrees 53" W 141.85 feet; thence 85 feet feet to Lot No. 8; thence S 4 degrees 56" 50' W 140.32 feet to point of beginning.

Being the same property conveyed to Donna Louise Harris Hawkins and husband, Gordon Hawkins, by Quitclaim Deed from Glenn A. Harris, Executor of the Estate of Darryl Albert Harris, and Glenn Albert Harris, Frank Allan Harris, Susan Elaine Harris Murphey and Marjorie Anne Harris Wheeler and Donna Louise Harris Hawkins a/k/a Donna Hawkins, dated April 3, 2008, of record in Instrument No. 20080407-0035072, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

The 2018 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.
This is improved property, known as 107 Laura Drive, Old Hickory, TN 37138.

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

Witness my/our hand(s) this 30th day of August, 2019.

Donna Louise Harris Hawkins

Gordon Hawkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of August, 2019, before me personally appeared Donna Louise Harris Hawkins and Gordon Hawkins, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

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

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Notary Signature
My commission expires: 3/21/22

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066

True Copy Certification

I, Trudy Milliken, 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 Sumner

Personally appeared before me, Kim Perry, a notary public for this county and state, Trudy Milliken 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: 3/2/21

Notary' Seal (if on paper)

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY