This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater is $152,900.00.

Affiant

Subscribed and sworn before me this the 1 day of November, 2019.

Notary Public
My commission expires: 9/18/22

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 18, 2022

Karen Johnson Davidson County
Batch# 313384 DEEDWARR
11/08/2019 09:41:50 AM 2 pgs
Fees: $13.00 Taxes: $565.73
20191108-0115597

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Jenna Davis	CMG Mortgage, Inc	162-09-0A 016.00
5510 Country Drive #16	3160 Crow Canyon Road, Ste. 400	
Nashville, TN 37211	San Ramon, CA 94583	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, DENISE DARDEN F/K/A DENISE A. HARDING, A MARRIED WOMAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to JENNA DAVIS, A SINGLE WOMAN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land lying and being located In the Fifth (5th) Civil District of Davidson County, State of Tennessee, described as follows, to-wit:

TOWNHOUSE NO. 16, BUILDING NO. 3, in a Horizontal property regime, as shown on the Plan of Hickory Valley Condominiums, Phase 2, as of record in Book 4460, page 133, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Denise A. Harding, unmarried, by deed from Ensign Bank, F.S.B., dated 03/15/1990, of record in Book 8068, page 301, said Register's Office.

The said Denise A. Harding and Denise Daren are one in the same person.

The said Denise Daren f/n/k Denise A. Harding has not made the said property her marital home.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 5510 Country Drive #16, Nashville, TN 37211.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

Witness my hand this the 7 day of November, 2019.

Denise Darden f/k/a Denise A. Harding

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Denise Darden f/k/a Denise A. Harding, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 7 day of November, 2019.

My commission expires: 9/18/22

Notary Public

